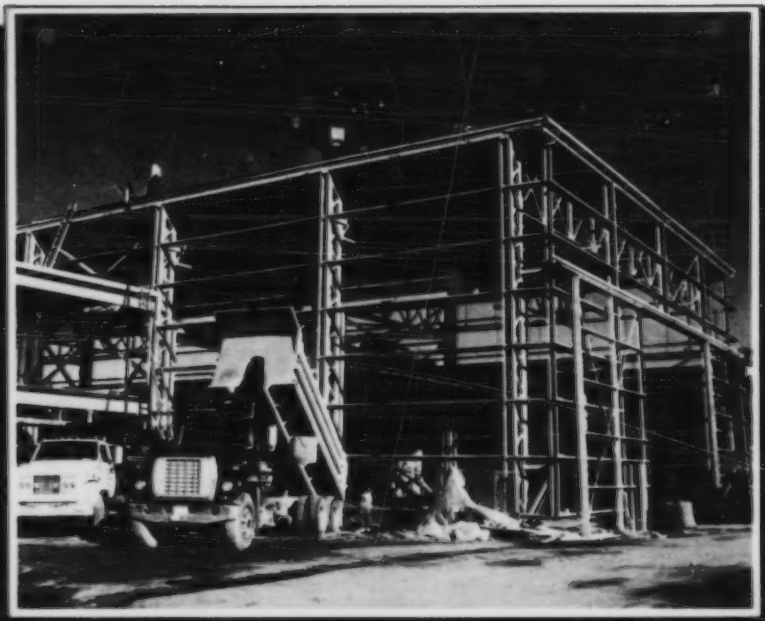
INDUSTRIAL & COMMERCIAL EXPANSION IN BRITISH COLUMBIA

July 1-December 31/78



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INDUSTRIAL AND COMMERCIAL EXPANSION IN BRITISH COLUMBIA

July 1 - December 31, 1978

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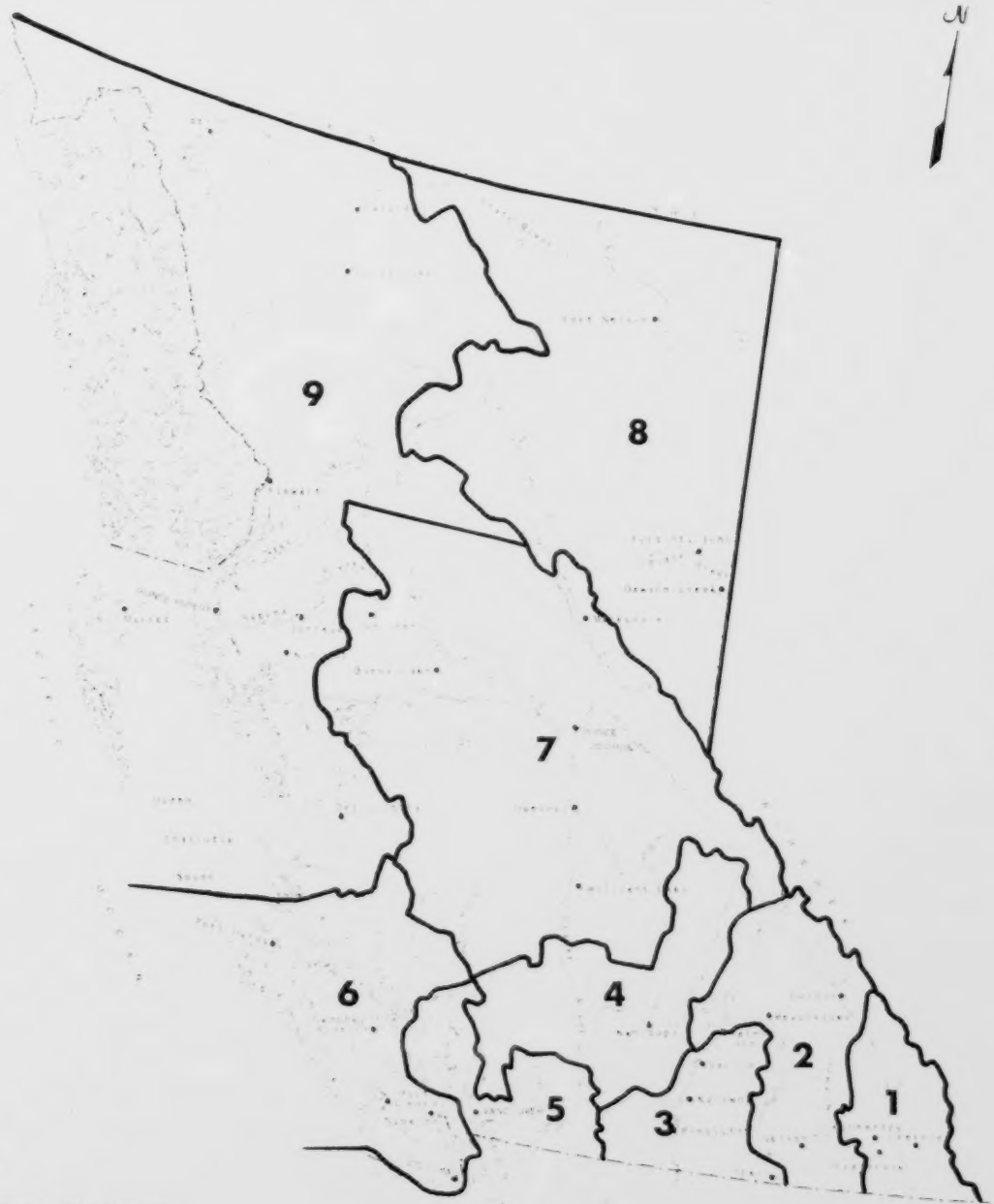
BRITISH COLUMBIA ECONOMIC REGIONS



Key:

1. East Kootenay
2. Central Kootenay
3. Okanagan-Boundary
4. Lillooet-Thompson
5. Lower Mainland
6. Vancouver Island-Coast
7. Cariboo-Fort George
8. Peace River-Liard
9. Skeena-Stikine

INTRODUCTION

This report on "Industrial and Commercial Expansion in British Columbia" is published by the Ministry of Economic Development. It provides information on the level and direction of economic activity in the Province during the last six months of 1978.

The bulk of this publication details active industrial and commercial projects in the Province. Industrial projects are assessed in three categories.

1. Mining,
2. Lumber, Wood and Paper Products,
3. Other Manufacturing.

Commercial projects are examined in two classifications:

i) Projects $100,000 - $499,000, and
ii) Projects over $500,000.

Information on industrial and commercial projects is based on data collected from newspaper articles, published reports, telephone contacts and building permits. While every effort has been made to provide accurate information, the Ministry of Economic Development does not accept responsibility for errors or omissions nor does it wish to give the impression that these lists represent the total value of industrial and commercial expansion in British Columbia.

An industrial project is defined as (a) an expansion of already existing industrial facilities, or (b) the construction of new industrial plants. A commercial project is defined as (a) an expansion of already existing commercial facilities, or (b) the construction of new commercial buildings.

Only commercial and industrial projects with an estimated total capital cost of $100,000 and over are included in this publication.

Information on both industrial and commercial projects follows the same format throughout. The "Location of Project" is the place the construction will be carried out. The "Economic Region" refers to the nine Provincial Economic Regions, the boundaries of which are indicated on a map. The "Type of Project" gives a brief description of the project, while the "State of Progress" indicates the stage of the project during the last six months of 1978. Terms used in this section are defined as follows:

i) Proposed - The project was announced during the last six months of 1978. In some cases, particularly with Commercial Projects, $100,000 - $499,000, the designation "proposed" means the building permit was issued in this period. Some of these projects may have commenced construction before December 31, 1978.

ii) Under Construction - The project was being built during the last six months of 1978.

iii) Completed - The project was completed during the last six months of 1978. Note: Some of the projects may have taken some years to reach completion.

The notation "N/A" in the "Estimated Costs" column indicates figures were not available.

Aggregate capital expansion figures for the major utilities and railroads are included in Section 6. The majority of those costs are not included in the Industrial and Commercial sectoral breakdown but are, of course, significant in terms of overall provincial industrial expansion.

Appendix I is a section outlining Federal/Provincial Agreements providing financial assistance for British Columbia business. Appendix II lists the number of British Columbia incorporations.

SECTION ONE
HIGHLIGHTS

H I G H L I G H T S . . . .

As a result of a more positive business climate during 1978 and an improvement in demand for British Columbia goods and services both in domestic and export markets, *capital expansion expenditures for industrial and commercial projects* announced and/or in progress, amounted to *$4.4 billion* - an increase of approximately *fifty-two (52%) percent* compared to 1977.

The 1978 estimate of *$8.1 billion* for total capital investment in British Columbia is the result of a survey of capital expenditure intentions for the period being reported on, and includes investment in residential housing, utilities and governments and institutions. The graph on page 11 illustrates the growth of capital investment in British Columbia over the past decade.

Nine hundred and ninety-eight (998) projects were initiated in British Columbia during 1978 for a total of *$4.4 billion (496* proposed - *429* under construction - *73* completed). Compared to the previous six months of 1978, much of the project activity occurred during the latter half of the year when the majority of projects moved into the construction phase.

This publication reviews the *industrial and commercial expansion in British Columbia* during the six month period from July 1, 1978, to December 31, 1978. Of the *514* projects reported on, *220* were at the proposed state, *262* were under construction and *32* were completed. The total capital expenditure for this period amounts to approximately *$2.2 billion*.

Expenditures in the classification "Commercial - $500,000 Plus" reached *$875.0 million;* of this *sixty-four (64%) percent* was spent in the Lower Mainland, a portion of which can be attributed to the rapidly growing Fraser Valley region. Economic activity in this area is primarily one of service facilities.

The classification "Commercial $100,000 to $499,000" reported the least amount of expansion at *$41.5 million*.

The Lumber, Wood and Paper Products sector amounted to *$593.3 million* or *twenty-seven (27%) percent* of total capital expansion. Lumber demand from off-shore markets (mainly United States, Europe and Japan) and near capacity newsprint production has resulted in a number of the larger forest products companies undertaking substantial modernization and/or expansion programs.

Mining activity accounted for *$431.8 million* or *nineteen (19%) percent* of total capital expansion while Manufacturing totalled *$268.7 million* or *twelve (12%) percent* of total capital expansion.

On a regional basis the value of investment was the greatest in Region 5 (Lower Mainland) at *thirty-six (36%) percent* of total capital expansion. Construction activity amounted to *$279.3 million*. A portion of this can be attributed to approximately 1.7 million square feet of new office space. The proposed Pacific National Exhibition multiplex contributes *$163 million* to the total estimated costs.

Activity in Region 6 (Vancouver Island) was *twenty-four (24%) percent* of total capital expansion; forest products being the mainstay of the economy in this area.

Investment activity in Region 8 (Peace River - Liard) is mainly centered on the mineral industry, although construction of the Alaska Highway Pipeline and other pipeline activities are expected to influence the development of further infrastructure.

The proposed grain terminal at Prince Rupert and the molybdenum mine at Kitsault have enhanced the investment picture in an otherwise stable economy for Region 9 (Skeena/Stikine). However, with the recent announcement (March, 1979) that the Granduc Mine at Tide Lake is to be reactivated, Region 9 can look forward to reporting higher capital expansion related costs in the next issue of this publication.

Elsewhere in the Province, expansion in the classification "Commercial - $500,000 Plus" is strong in both Region 3 (Okanagan Boundary) and Region 4 (Lillooet - Thompson).

In Region 7 (Cariboo - Fort George) activity is mainly centered in the Prince George area where projects in the classification $100,000 - $499,000 predominate.

Primarily a resource based area, the proposed major ski resort development in Region 1 (East Kootenay) will contribute greatly to tourism revenue.

During this reporting period, capital expansion in Region 2 (Central Kootenay) has been mainly in the "Commercial $100,000 - $499,000" classification, however, construction of the Dam at Revelstoke will produce a surge of economic activity which will continue well into 1983.

SUMMARY TABLES

COMMERCIAL PROJECTS

PROJECTS	*Number of Projects / Estimated Costs (millions of dollars)*	
	First Half 1978	*Second Half 1978*
Proposed	218/233.9	193/624.0
Under Construction	126/196.3	203/274.2
Completed	16/157.2	25/18.3
Total	360/587.4	421/916.5

INDUSTRIAL PROJECTS

PROJECTS	*Number of Projects / Estimated Costs (millions of dollars)*	
	First Half 1978	*Second Half 1978*
Proposed	58/732.5	27/1018.0
Under Construction	41/705.7	59/274.6
Completed	25/170.8	7/3.2
Total	124/1609.0	93/1295.8

TOTAL PROJECTS

PROJECTS	*Number of Projects / Estimated Costs (millions of dollars)*	
	1978	
Proposed	496	2608.4
Under Construction	429	1450.8
Completed	73	349.5
Total	998	4408.7

REGIONAL DISTRIBUTION OF CAPITAL EXPANSION FOR INDUSTRIAL AND COMMERCIAL PROJECTS* JULY 1 - DECEMBER 31, 1978 (Value of Projects - Millions of Dollars)

ALL CLASSIFICATIONS

REGION	1	2	3	4	5	6	7	8	9	TOTAL
Proposed										
# of Proj.	1	7	10	13	140	25	20	2	2	220
Val.of Proj.	140.0	0.3	10.3	122.4	512.0	501.4	20.6	100.0	235.0	1642.0
Under Construction										
# of Proj.	6	9	25	6	128	35	16	29	8	262
Val.of Proj.	2.5	4.6	25.9	53.8	279.3	27.6	57.0	90.4	7.7	548.8
Completed										
# of Proj.	-	-	3	1	4	3	3	17	1	32
Val.of Proj.	-	-	1.0	0.7	2.7	0.5	3.9	3.7	9.0	21.5
Total										
# of Proj.	7	16	38	20	272	63	39	48	11	514
Val.of Proj.	142.5	4.9	37.2	176.9	794.0	529.5	81.5	194.1	251.7	2212.3
Percentage	%	%	%	%	%	%	%	%	%	
# of Proj.	1	3	8	4	53	12	8	9	2	100
Val.of Proj.	6	-	2	8	36	24	4	9	11	100

LUMBER, WOOD AND PAPER PRODUCTS

REGION	1	2	3	4	5	6	7	8	9	TOTAL
Proposed										
# of Proj.	-	-	-	1	2	4	2	-	-	9
Val.of Proj.	-	-	-	14.0	12.2	464.3	1.0	-	-	491.5
Under Construction										
# of Proj.	1	1	-	-	5	3	4	2	-	16
Val.of Proj.	0.8	2.7	-	-	56.7	16.4	23.3	2.6	-	102.5
Completed										
# of Proj.	-	-	-	-	2	-	-	-	-	2
Val.of Proj.	-	-	-	-	1.3	-	-	-	-	1.3
Total										
# of Proj.	1	1	-	1	9	7	6	2	-	27
Val.of Proj.	0.8	2.7	-	14.0	70.2	480.7	24.3	2.6	-	595.3
Percentage	%	%	%	%	%	%	%	%	%	
# of Proj.	4	4	-	4	33	26	22	7	-	100
Val.of Proj.	0	0	-	3	12	81	4	0	-	100

(cont.)

MINING										
REGION	1	2	3	4	5	6	7	8	9	TOTAL
Proposed										
# of Proj.	-	-	-	1	-	-	-	1	1	3
Val.of Proj.	-	-	-	85.0	-	-	-	100.0	135.0	320.0
Under Construction										
# of Proj.	1	-	-	-	-	-	3	1	2	7
Val.of Proj.	1.0	-	-	-	-	-	31.2	75.0	3.9	111.1
Completed										
# of Proj.	-	-	-	1	-	-	-	-	-	1
Val.of Proj.	-	-	-	0.7	-	-	-	-	-	0.7
Total										
# of Proj.	1	-	-	2	-	-	3	2	3	11
Val.of Proj.	1.0	-	-	85.7	-	-	31.2	175.0	138.9	431.8
Percentage	%	%	%	%	%	%	%	%	%	
# of Proj.	10	-	-	18	-	-	27	18	27	100
Val.of Proj.	-	-	-	20	-	-	7	41	32	100

MANUFACTURING										
REGION	1	2	3	4	5	6	7	8	9	TOTAL
Proposed										
# of Proj.	-	-	1	1	9	2	1	-	1	15
Val.of Proj.	-	-	N/A	4.0	102.5	N/A	N/A	-	100.0	206.5
Under Construction										
# of Proj.	-	1	2	1	22	4	3	2	1	36
Val.of Proj.	-	N/A	10.1	2.5	42.1	0.6	1.4	1.6	2.7	61.0
Completed										
# of Proj.	-	-	2	-	1	1	-	-	-	4
Val.of Proj.	-	-	0.8	-	0.2	0.2	-	-	-	1.2
Total										
# of Proj.	-	1	5	2	32	7	4	2	2	55
Val.of Proj.	-	N/A	10.9	6.5	144.8	0.8	1.4	1.6	102.7	268.7
Percentage	%	%	%	%	%	%	%	%	%	
# of Proj.	-	-	9	4	58	13	8	4	4	100
Val.of Proj.	-	-	5	3	54	-	-	-	38	100

(cont.)

COMMERCIAL $500,000 PLUS										
REGION	1	2	3	4	5	6	7	8	9	TOTAL
Proposed										
# of Proj.	1	2	3	4	42	11	5	1	-	69
Val.of Proj.	140.0	N/A	10.0	19.0	390.5	36.8	17.5	N/A	-	613.8
Under Construction										
# of Proj.	-	1	9	1	36	9	-	8	-	64
Val.of Proj.	-	0.7	14.3	50.0	168.8	6.2	-	7.5	-	247.5
Completed										
# of Proj.	-	-	-	-	1	-	1	-	1	3
Val.of Proj.	-	-	-	-	1.2	-	3.5	-	9.0	13.7
Total										
# of Proj.	1	3	12	5	79	20	6	9	1	136
Val.of Proj.	140.0	0.7	24.3	69.0	560.5	43.0	21.0	7.5	9.0	875.0
Percentage	%	%	%	%	%	%	%	%	%	
# of Proj.	1	2	9	4	58	15	4	6	1	100
Val.of Proj.	16	-	3	8	64	5	2	1	1	100

COMMERCIAL $100,000 - $499,000										
REGION	1	2	3	4	5	6	7	8	9	TOTAL
Proposed										
# of Proj.	-	5	6	6	87	8	12	-	-	124
Val.of Proj.	-	0.3	0.3	0.4	6.8	0.3	2.1	-	-	10.2
Under Construction										
# of Proj.	4	6	14	4	65	19	6	16	5	139
Val.of Proj.	0.7	1.2	1.5	1.3	11.7	4.4	1.1	3.7	1.1	26.7
Completed										
# of Proj.	-	-	1	-	-	2	2	17	-	22
Val.of Proj.	-	-	0.2	-	-	0.3	0.4	3.7	-	4.6
Total										
# of Proj.	4	11	21	10	152	29	20	33	5	285
Val.of Proj.	0.7	1.5	2.0	1.7	18.5	5.0	3.6	7.4	1.1	41.5
Percentage	%	%	%	%	%	%	%	%	%	
# of Proj.	1	4	7	4	53	10	7	12	2	100
Val.of Proj.	2	4	5	4	45	12	9	18	1	100

* of costs known

(cont.)

CAPITAL AND REPAIR INVESTMENT,

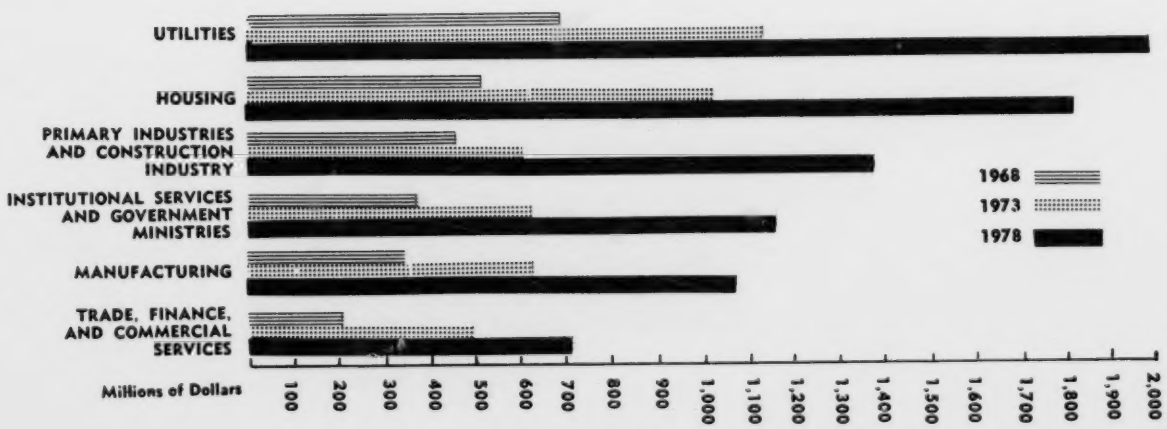
1968, 1973, 1977 and 1978

(Millions of Dollars)

	1968	1973	1977	1978	Per Cent Increase 1968/78
Utilities	694.2	1,132.5	1,628.1	1,997.2	187.7
Housing	508.7	1,009.4	1,709.7	1,810.5	236.1
Primary industries and construction industry	460.9	604.8	1,207.5	1,370.8	197.4
Institutions and Government ministries	365.9	631.7	1,109.0	1,168.2	219.3
Manufacturing	348.9	628.0	999.5	1,070.1	206.7
Trade, finance, and commercial	209.7	499.9	658.7	710.4	238.8
Totals	2,588.3	4,506.3	7,312.5	8,127.2	214.0

1968 and 1973—actual expenditure.
1977—preliminary actual.
1978—intentions.

CAPITAL INVESTMENT, 1968, 1973 and 1978



Source: Ministry of Finance,
Financial and Economic Review, 1978.

SECTION TWO
LUMBER, WOOD AND PAPER PRODUCTS

PULP AND PAPER MILLS, 1978

CANADIAN CELLULOSE CO. LTD., Prince Rupert	1	B.C. FOREST PRODUCTS LTD., Crofton	13
CANADIAN CELLULOSE CO. LTD., Prince Rupert	2	MacMILLAN BLOEDEL LIMITED, Annacis Island	14
EUROCAN PULP AND PAPER CO. LTD., Kitimat	3	BELKIN PACKAGING LIMITED, Burnaby	15
OCEAN FALLS CORPORATION, Ocean Falls	4	SCOTT PAPER LTD., New Westminster	16
RAYONIER CANADA (B.C.) LTD., Port Alice	5	FINLAY FOREST INDUSTRIES, Mackenzie	17
TAHSIS CO. LTD., Gold River	6	B.C. FOREST PRODUCTS LTD., Mackenzie	18
CROWN ZELLERBACH CANADA LTD., Duncan Bay	7	INTERCONTINENTAL PULP CO. LTD., Prince George	19
MacMILLAN BLOEDEL LIMITED, Powell River	8	NORTHWOOD PULP AND TIMBER LTD., Prince George	20
RAYONIER CANADA (B.C.) LTD., Woodfibre	9	PRINCE GEORGE PULP & PAPER LTD., Prince George	21
CANADIAN FOREST PRODUCTS LTD., Port Mellon	10	CARIBOO PULP & PAPER LTD., Quesnel	22
MacMILLAN BLOEDEL LIMITED., Port Alberni	11	WEYERHAEUSER CANADA LTD., Kamloops	23
MacMILLAN BLOEDEL LIMITED, Harmac	12	CRESTBROOK FOREST INDUSTRIES LTD., Skookumchuck	24
		CANADIAN CELLULOSE CO. LTD., Castlegar	25

LUMBER, WOOD AND PAPER PRODUCTS

Forest based industries form the most important segment of the Provincial economy. Virtually every community relies to some degree on the industry, which directly employs an estimated 85,000 persons or nine (9%) percent of the employed labour force.

The intensive capital investment programmes undertaken by major companies for new plant and equipment facilities reflect the desire on the part of the forest sector to remain competitive in world markets. These major expansion projects will increase production and will maximize the value derived from forest resources with the greatest possible efficiency.

CAPITAL PROJECTS (Proposed, Under Construction and Completed)
INDUSTRIAL PROJECTS
LUMBER, WOOD AND PAPER PRODUCTS

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
B.C. Forest Products Ltd.	Victoria	6	Planer mill	U/C	$ 3,500,000*
B.C. Forest Products Ltd.	Vancouver Island (Crofton)	6	Part of $41 million capital program to update operations	Compl.	$13,000,000*
			- waste wood burning power boiler	Compl.	$13,000,000*
			- primary effluent clarifier	Compl.	$ 4,200,000*
B.C. Forest Products Ltd.	Mackenzie	7	Electric power generating plant	U/C	$ 6,300,000*
Canadian Cellulose Co. Ltd.	Terrace	9	Program to update the Pohle Mill	Compl. Sept.1978	$ 1,700,000*
Canadian Cellulose Co. Ltd.	Prince Rupert	9	A program to modify the sulphite mill to the bleached kraft process and to improve the existing kraft mill at this location	Comp.	$135,000,000*
Canadian Forest Products Ltd.	Vancouver	5	Sawmill modernization program at the Eburne Mill	U/C	$ 8,000,000
			As part of the first phase of the further $20 million spending program, the Eburne sawmill construction will include installation of two forty-four bin automatic green lumber sorters plus an overall modernization and modifying of the present numbers one and two sawmills		
Canadian Forest Products Ltd.	Vancouver	5	A further $12 million has been earmarked as part of the modernization program at the Eburne Mill; no details have yet been announced	Prop.	$12,000,000
Canadian Forest Products Ltd.	Chetwynd	8	Planer mill upgrading;	U/C	$ 2,000,000
			The project centers around the outfeed system and includes new automatic lumber sorting and packaging equipment		

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

INDUSTRIAL PROJECTS
LUMBER, WOOD AND PAPER PRODUCTS

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Canadian Forest Products Ltd.	Nanaimo	6	Office and warehouse	U/C	$ 380,000
Canadian Forest Products Ltd.	Prince George	7	Expansion of pulp and paper holdings:	Prop.	$ 60,000
			Canfor has reached agreement in principle to purchase Read Cam Ltd.'s interest in the joint venture operations		
Canadian Forest Products Ltd.	Vancouver	5	Sawmill addition	U/C	$ 500,000
Crestbrook Forest Products	Canal Flats	1	New chip-n-sawmill	U/C	$ 750,000
Crown Zellerbach Canada Ltd.	Elk Falls	6	Expansion of newsprint machinery:	Prop.	$150,000,000
			This is expected to increase production to more than 1,300 tons a day from the current 730. It would also provide approximately 100 new jobs		
Crown Zellerbach Canada Ltd.	Elk Falls	6	(Announced December 1976). Part of Crown Zellerbach's $250 million current five-year plant modernization plan will be spent on major projects in the Elk Falls area including:		
			- construction of thermo-mechanical pulp facilities	Compl.	$26,600,000*
			- installation of a new hog fuel boiler to produce energy from waste wood	Compl.	
			- a new sawmill to handle smaller logs	Compl.	

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

INDUSTRIAL PROJECTS

LUMBER, WOOD AND PAPER PRODUCTS

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Crown Zellerbach Canada Ltd.	Fraser Mill	5	Sawmill: The new mill will be constructed in three stages and will replace the existing eighty-six year old sawmill. Construction of a planer mill has begun which will be followed by a sawmill and other related facilities	U/C	$45,700,000
Crown Zellerbach Canada Ltd.	Fraser Mill	5	The new Fraser Mill complex on the Lower Mainland consists mainly of a sixty-ton bundle crane for lifting log bundles out of the water; a log preparation deck; peeler block conditioning chests and new lathes and veneer clipping lines	Compl.	$16,300,000*
Doman Industries Ltd.	Nanaimo	6	New sawmill and thermo-mechanical pulp mill These projects are dependent on environmental preservation requirements for the thermo/mechanical pulp mill and the completion of the Duke Point Industrial Site	Prop.	$115,000,000
Fibreco Ltd.	North Vancouver	5	A site has been picked for a terminal for the shipping of export wood chips	U/C	$14,000,000*
Jacobson Bros. Forest Products Ltd.	Williams Lake	7	Phase two sawmill addition	U/C	$ 1,000,000
Kashmir Holdings Ltd.	Vancouver	5	Sawmill addition and alterations	U/C	$ 1,000,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)
INDUSTRIAL PROJECTS
LUMBER, WOOD AND PAPER PRODUCTS

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
L. & K. Lumber (North Shore) Ltd.	Vancouver	5	Site and environmental development	Compl.	$ 300,000
Lamford Cedar Ltd.	Vancouver	5	Remanufacturing plant for cedar siding and panelling. Production is estimated to be 30 million bf/ year	U/C	$ 1,500,000
Lignum Ltd.	Williams Lake	7	A $4 million improvement program; an expansion program to permit better utilization of small logs is being completed. The first major step in the program was a $750,000 log merchandiser system	U/C	$ 4,000,000*
MacMillan Bloedel Ltd.	Vancouver Island	6	As part of MacMillan Bloedel's expansion program the following projects have been announced:		
			At Harmac Pulp Mill, Nanaimo - environmental improvements	U/C	$12,000,000*
	Queen Charlotte City	9	At Skidegate Mill, Queen Charlotte City - new dry land sort	U/C	$ 1,400,000*
MacMillan Bloedel Ltd.	Duncan	6	One storey and mezzanine workshop	U/C	N.A.
MacMillan Bloedel Ltd.	Port Alberni	6	Advancing age of the existing plant and a changing wood supply have created the need for a major modernization program. The program will include a new $54 million sawmill and $20 million to upgrade the plywood plant which will incorporate the latest developments in plywood technology, making possible economic veneer recovery from smaller diameter logs	U/C	$74,000,000*

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

INDUSTRIAL PROJECTS
LUMBER, WOOD AND PAPER PRODUCTS

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
MacMillan Bloedel Ltd.	Port Alberni	6	Screening system and white liquor clarifier	U/C	$ 2,000,000*
MacMillan Bloedel Ltd.	Port Alberni	6	Machinery improvements and new computer controls and building for computers	Prop.	$36,300,000
MacMillan Bloedel Ltd.	Powell River	5	Pulping and newsprint modernization	U/C	$10,000,000*
MacMillan Bloedel Ltd.	Powell River	5	Installation of a thermo-mechanical pulp unit. This is the second thermo-mechanical plant unit to be installed at Powell River	U/C	$12,000,000*
MacMillan Bloedel Ltd.	Powell River	5	Newsprint mill expansion that will include a new world scale newsprint machine with related pulp, finishing and warehouse facilities. The expansion will add 100 new jobs and 190,000 tons of rated newsprint capacity to the plant, already one of the largest single newsprint producers in the world, with 500,000 tons capacity	Prop.	$163,000,000
Mayo Forest Products Ltd.	Nanaimo	6	Sawmill: Reconstruction of the sawmill jointly owned by Pacific Logging Co. of Victoria and Mitsubishi Corporation of Tokyo will begin during the latter half of 1978. The new mill will be highly automated and will commence operations early in 1980. It will produce 80 million feet board measure (FMB) of lumber a year, mainly for the Japanese market	U/C	$16,000,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

INDUSTRIAL PROJECTS
LUMBER, WOOD AND PAPER PRODUCTS

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Netherlands Overseas	Prince George	7	Lumber sorting system A central lumber sorting system with a LSI 59-bunk sorter, and Newnes infeed, outfeed and end stacker is being installed	U/C	$ 2,500,000
Northwood Pulp & Paper Ltd.	Fraser-Fort George	7	Sawmill addition: Capacity will be increased from the present 148 million bf/year to 178 million, with increased cutting flexibility	U/C	$ 4,000,000
(The) Pas Lumber Co.	Prince George	7	Finger jointing plant	U/C	$ 2,400,000
Pope & Talbot Ltd.	Grand Forks	2	Planer mill	U/C	$ 2,700,000
Swanson Lumber Ltd.	Peace River - Liard	8	Planer mill	U/C	$ 2,500,000
Tahsis Co. Ltd.	Tahsis	6	Modernization of two sawmills over the next three years	U/C	$20,000,000*
Watkins Sawmill	Maple Ridge	5	Cedar shakes mill	Prop.	$ 200,000
Weldwood of Canada Ltd.	Vancouver	5	Bin sorter	Compl.	$ 1,000,000
Weldwood of Canada Ltd.	Williams Lake	7	Steam plant powered by mill hog waste	Compl.	$ 2,000,000*
West Fraser Mills Ltd.	Prince George	7	Sawmill: The mill will replace two older mills and have daily production capacity of 500,000 b.f. Completion is scheduled for the fall of 1979	U/C	$14,400,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)
INDUSTRIAL PROJECTS
LUMBER, WOOD AND PAPER PRODUCTS

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Weyerhaeuser Canada Ltd.	Kamloops	4	Large warehouse	Compl.	$ 2,000,000*
Weyerhaeuser Canada Ltd.	Kamloops	4	Large upgrading of facilities	Prop.	$14,000,000
Addendum (Values are not reflected in total)					
Balco Industries Ltd.	Heffley Creek	4	Upgrading and modernization	Prop.	$ 4,000,000
West Fraser Mills	Quesnel	7	Office building	U/C	$ 300,000
West Fraser Mills	Quesnel	7	Hanger (aircraft)	Compl.	$ 200,000

*These figures were included in the total for Lumber, Wood and Paper Products in the first half 1978 edition.

SECTION THREE
MINING

MINES, PRIMARY MINERAL PROCESSING PLANTS, AND PIPE-LINES, 1978

MINES

1 CASSIAR ASBESTOS, asbestos.
2 GRANDUC, copper.
3 WESFROB, iron, copper.
4 ISLAND COPPER, copper, molybdenum.
5 WESTERN, copper, zinc, silver.
6 BYRON CREEK, coal.
7 WARMAN, gold, silver, lead, zinc.
8 SIMILKAMEEN, copper.
9 DANKOE, silver, gold, copper.
10 HIGHLAND BELL, silver, lead, zinc.
11 COLEMAN COLLIERIES, coal.
12 PHOENIX, copper, gold.
13 H.B., silver, lead, zinc.
14 BELL (NEWMAN), copper.
15 GRANISLE, copper.
16 ENDAKO, molybdenum.
17 GIBRALTAR, copper, molybdenum.
18 BOSS MOUNTAIN, molybdenum.
19 BETHLEHEM, copper.
20 LORNEX, copper, molybdenum.
21 CRAIGMONT, copper, iron.
22 BRENDA, copper, molybdenum.
23 SILMONAC, silver, lead, zinc.
24 WESTERN GYPSUM, gypsum.
25 SULLIVAN, silver, lead, zinc, iron.
26 FORDING, coal.
27 KAISER RESOURCES, coal.
28 BULKLEY VALLEY, coal.
29 AFTON, copper, gold, silver.

PRIMARY MINERAL PROCESSING PLANTS

A TRAIL SMELTER, lead, zinc.
B CANADIAN OCCIDENTAL PETROLEUM, sulphur.
C ALCAN SMELTER, aluminum.
D AFTON SMELTER, copper.

PIPE-LINES

PETROLEUM—Operating
NATURAL GAS—Operating

MINING

Mining exploration in British Columbia has been growing. The opening of several new mines in recent years is indicative of the optimism within the industry.

World prices are increasing, particularly for copper concentrates and molybdenum. The Climax Molybdenum mine at Kitsault will be reopened with enlarged and upgraded facilities. Construction at the site is now underway.

In addition to the projects listed in the following Mining section, the recently announced proposed development of the Elk River open pit coal mine by Elco Mining and the reactivation of the former Granduc copper mine at Tide Lake by Esso Minerals of Canada, plus the continuation of Cominco's $425 million program at Trail, reflect the growing strength of the mining industry.

A number of metallurgical coal developers are anxiously awaiting a resurgence in the off-shore steel industry. Several new mines have been developed and as soon as markets are secured production of these mines can begin. A brief overview of coal developers is given in Section Seven under "Special Projects".

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

MINING

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
B. P. Canada	Peace River Area	8	Coal mining and coal wash facility and plant	U/C	$75,000,000
B. P. Canada	Peace River Area	8	Development of Sukunka metallurgical coal properties	Compl.	$40,000,000*
Bethlehem Copper Corp.	Highland Valley	4	Construction of a molybdenum circuit	Compl.	$ 730,000
Brameda Resources	Bullmoose (Chetwynd)	8	The feasibility study for metallurgical coal has been completed. Production of the mine now hinges on coal market activities	Prop.	$100,000,000
Climax Molybdenum Corp.	Kitsault	9	Plans to resume production in 1982 at its open pit molybdenum mine. The project will employ 450 construction workers for a two year period and will provide permanent employment for about 500 people	Prop.	$135,000,000
Dupont of Canada Ltd.	Chapelle Creek	9	Further underground development and diamond drilling has begun as part of phase 2 on the gold and silver mine	U/C	$ 900,000
Equity Silver Mines Ltd.	Houston	7	Open pit silver - copper mine. (Formerly Sam Goosley deposit). Preparation work is under way and scheduled for completion in 1980. During construction approximately 300 jobs will be created with the mine eventually employing 200 people. Capacity of the concentrator will be 4,500 metric tonnes per day	U/C	$85,000,000**

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

MINING

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Highmont Mining & Teck Corp.	Highland Valley	4	Both companies have signed a joint venture agreement for a feasibility study and eventual proposed development of the Highland Valley copper - molybdenum deposit. Milling capacity is expected to be 25,000 t.p.d. and will produce 45 million pounds of molybdenum per year on average with somewhat higher production in the first five years. The project is expected to create 400 new jobs directly	Prop.	$85,000,000
Kaiser Resources Ltd.	Sparwood	1	Addition of a hydraulic underground mine to the already existing mine. Additional development work on the tunnels to the coal face is under construction	Compl.	$50,000,000*
Donald A. McLeod & Associates	Salmon River Valley	9	Production of the Morris Summit gold property is being planned. The ore will be trucked to a newly constructed 150 t.p.d. mill near Stewart for processing.		
Newmont Mines Ltd.	Princeton	3	New open pit mine and second suspension bridge carrying a belt conveyor to move coarse ore over the Similkameen River	U/C	$23,400,000*
Placer Development Ltd. (Endako Mines Division)	Fraser Lake	7	Expansion of roasting facilities. Capacity will be increased from the present 7.7 kilograms of molybdic trioxide to 10.8 kilograms by mid 1980	U/C	$ 4,000,000
Placer Development Ltd. (Endako Mines Division)	Fraser Lake	7	New facility for the production of lubricant grade molybdenum disul-	U/C	$ 2,230,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

MINING

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Placer Development Ltd. (Endako Mines Division) (continued)	Fraser Lake	7	phide for sale to manufacturers of specialty lubricants		
Shell Canada Ltd.	Line Creek	1	Coal mine development production target is expected to total 1.4 million per year, employment will be for 400 people	U/C	$ 1,000,000
Addendum (Values are not reflected in totals)					
Mosquito Creek Gold Mine	Wells/Quesnel	7	Milling plant	Prop.	$ 300,000

HARDROCK MINING

Of property exploration during the last six months of 1978, estimated costs were approximately $12-$14 million.

Total coal exploration of property during the last six months of 1978 estimated costs were approximately $10 million.

*These figures were included in the total figure for mining in the first half 1978 edition.

**$60,000,000 of this amount was included in the total figure for mining in the first half 1978 edition.

SECTION FOUR
MANUFACTURING

MANUFACTURING

The following section on manufacturing lists investment in active industrial expansion projects in the manufacturing industry. However, a significant amount of planned investment in this sector took the form of replacement and modernization of machinery and equipment. Because of the criteria used in compiling this report these expenditures are not reflected in the total for manufacturing investment.

As a result of strong demand for equipment in the forest industry from both local and export markets, the machinery manufacturing sector in particular enjoyed a very encouraging six month period. This demand reflects increased spending throughout the world in the resource field; it also reflects British Columbia's strong competitive position.

In another area the general world shortage of fish products, particularly for two of British Columbia's main species (salmon and herring), and a very high world demand, have enhanced the opportunities for fish processing operations in British Columbia.

The creation of the two hundred mile limit, allowing the fishing industry to access previously under utilized fish species (hake, pollock, ocean perch and rock fish), and the salmonid enhancement program provide an optimistic future for the industry.

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

INDUSTRIAL PROJECTS
MANUFACTURING

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Abbey Window Shades	Burnaby	5	Manufacturing plant of woven wood, window shades and draperies: A feature of these products is their energy saving facility as wood is a natural insulator. With today's concern for energy conservation, this is one of the most economic ways of lowering heating costs. Approximately ten new jobs were created, further expansion is anticipated	Compl.	$ 250,000
(The) Alberta Wheat Pool	Prince Rupert	9	Grain terminal	Prop.	$100,000,000
Apex Bio Resources	Port Alberni	6	Fish processing plant	Prop.	N.A.
Brittain Steel Ltd.	New Westminster	5	Steel plant addition	U/C	$ 75,000
Burrard Dry Dock	North Vancouver	5	Mill dry dock. (Federal Government is contributing $28.8 million toward the construction)	Prop.	$ 50,000,000
Butler Wire Products Ltd.	Matsqui	5	Manufacturing plant and offices - stucco wire and reinforcing mesh	U/C	$ 147,000
CAE Machinery Ltd.	Vancouver	5	Machine shop addition	U/C	$ 510,000
Cassiar Asbestos Corp.	Cassiar	9	Fiber storage warehouse	U/C	$ 2,730,000
Copytron Management Ltd.	Kelowna	3	Manufacturing plant and office - This Kelowna based firm produces slenium drums for copy machines. The drums are an integral component of the majority of plain bond copying machines	Compl.	$ 650,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

INDUSTRIAL PROJECTS

MANUFACTURING

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Cullen Detroit	Surrey	5	Truck depot	U/C	$ 813,184
Davis Wire Industry	Delta	5	Wire mesh manufacturing facility and warehouses The wire mesh facility, incorporating advanced manufacturing equipment and extensive warehousing and inventory facilities, represents a major expansion of the company's production and service capacity in Western Canada, with room for further expansion to meet anticipated future growth. A further forty people have been added.	U/C	$ 5,500,000
Diamond Welding Supplies and Liquid Carbonic	Prince George	7	10,000 square foot manufacturing plant addition	Prop.	N.A.
Dow Chemical Co. Ltd.	North Vancouver	5	Addition to the distribution centre for bulk caustic soda and ethylene dichloride. (NB: This project originally intended for Ladner will now be located at North Vancouver)	U/C	$ 2,000,000
Eng & Wright	Vancouver	5	Store and office	Prop.	N.A.
Fibreglass Canada	Mission	5	Insulation products manufacturing plant	U/C	$25,000,000
Finning Tractor	Vancouver	5	Warehouse addition	U/C	$ 150,000
Finning Tractor	Victoria	6	Upgrading of facilities	U/C	$ 100,000
Finning Tractor	Dawson Creek	8	Alterations and expansion	U/C	$ 265,000
Finning Tractor	Williams Lake	7	Major upgrading of facilities plus 10,000 square foot parts warehouse, welding shop and paint shop	U/C	$ 890,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

INDUSTRIAL PROJECTS

MANUFACTURING

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Finning Tractor	Fort St. John	8	14,000 square foot sales, parts and service centre	U/C	$ 1,300,000
Finning Tractor	Quesnel	7	8,500 square foot facility	U/C	$ 100,000
Finning Tractor	Mackenzie	7	Office expansion and parts warehouse	U/C	$ 450,000
Fritzel, A.	Salmon Arm	2	3,000 square foot frozen food processing plant comprising cold storage and freezer tunnel	U/C	N.A.
Intercoast Lumber Co.	Matsqui	5	Steel fabricating plant	U/C	N.A.
Long Beach Shell Fish Co. (1976) Ltd.	Delta	5	Freezer and cold storage plant addition	U/C	$ 350,000
McGavin Food Ltd.	Langley	5	Bakery addition	U/C	$ 660,000
J. S. McMillan Fisheries	North Vancouver	5	Fish plant	Prop.	N.A.
Neptune Packers	Ucluelet	6	Fish buying and packing wharf	Compl.	$ 160,000
Newman, Demsey	Langley	5	Cold storage space and fish processing plant	Prop.	$ 2,000,000
North Sea Products Ltd.	Vancouver	5	Cold storage plant	U/C	$ 300,000
Otter Farmers Inc.	Langley Township	5	Feed mill addition	U/C	$ 170,000
Pacific Intercom	Grand Forks	3	Plant and office (manufacturing insulation)	U/C	$10,000,000
Premium Fish Co.	Delta	5	Fish processing plant	U/C	N.A.
Cy Price Ltd.	Comox	6	Fish processing plant	Prop.	N.A.
Quality Fish Co. Ltd.	Vancouver	5	Fish processing plant	U/C	$ 300,000
Reichhold Chemicals Ltd.	Kamloops	4	Expansion of facilities	U/C	$ 2,500,000
Sauder Manufacturing Ltd.	Vancouver	5	Addition of a dust collector on warehouse roof	U/C	$ 185,000
Sea Van Development Ltd.	Langley	5	Food processing plant	Prop.	$ 445,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

INDUSTRIAL PROJECTS

MANUFACTURING

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Seafood Products Ltd.	Vancouver	5	Fish processing plant addition	U/C	$ 310,000
Soo Developers Ltd.	Vancouver	5	Food processing and packaging plant	U/C	Building: $ 200,000 Machinery: $ 150,000 $ 350,000
Stolar, M.	Mission	5	Asphalt plant	Prop.	N.A.
Teschler, H.	Vancouver	5	Garment manufacturing - warehouse alterations	Prop.	N.A.
Trade Winds Seafood Ltd.	Nanaimo	6	Seafood plant	U/C	N.A.
Trans Pacific Fish Co.	Ucluelet	6	Fish processing plant	U/C	$ 400,000
Tree Island	Richmond	5	Steel rod mill: Raw material will be supplied by Sydney Steel Corp., Nova Scotia, and shipped by water through the Panama Canal. On the return trip coal from Alberta would be shipped to the Sydney Steel Plant	Prop.	$50,000,000*
United Grain Growers	Vancouver	5	Grain elevator addition	U/C	$ 4,000,000
Vancouver Wharves	North Vancouver	5	Outdoor expansion of sulphur stock-pile	U/C	$ 725,000
Vernon Engineering Services Ltd. (Designer)	Enderby	3	Bakery	Prop.	N.A.
Viking Sprinkler Co. Ltd.	Vancouver	5	Machine shop addition	Prop.	N.A.
Vosburgh, R.	Chilliwack	5	Manufacturing plant	U/C	N.A.
Weishaupt, Emil	Delta	5	Fabrication plant including offices and warehouse	U/C	$ 550,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

INDUSTRIAL PROJECTS

MANUFACTURING

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Yarrows Ltd.	Victoria	6	Shop repairs: The contract to repair the Alaska Ferry "Columbia" includes the five year inspection of the Vessel's propeller shaft and has created 100 new jobs	U/C	$ 100,000
Addendum (Values are not reflected in totals)					
Quesnel Redi-Mix	Quesnel	7	Equipment maintenance shop	Compl.	$ 100,000

* This amount was included in the total for Manufacturing in the first half 1978 edition.

SECTION FIVE
COMMERCIAL

COMMERCIAL PROJECTS

$500,000–PLUS

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $500,000 plus.

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Abacus Cities Ltd.	Terrace	9	Shopping Centre: A first for Terrace, the 176,000 square foot Skeena Mall is situated on a ninety-four acre site. The Mall includes as major tenants a K-Mart Department Store, Overwaitea Supermarket plus twenty additional tenant stores and services	Compl.	$ 9,000,000*
Abacus Cities Ltd.	Port Moody	5	Shopping Centre and office complex	Prop.	N.A.
Abacus Cities Ltd.	New Westminster	5	Commercial and industrial complex: Brunette Square will comprise of retail, office and commercial space plus a 145 room motel	U/C	$75,000,000*
Abacus Cities Ltd.	Kamloops	4	Office complex	Prop.	N.A.
Acklands Ltd.	Burnaby	5	Office and warehouse complex	U/C	$ 1,700,000
Acqua Investment Ltd.	Kelowna	3	Restaurant - Sambo's of Canada; seating for 126	U/C	N.A.
Aspen Skiing Corp./ Federal Business Development Bank	Whistler	5	Whistler Village Centre: This $50 million four season recreation project has begun site preparation for Phase 1 of the development which is to include condominium units, a hotel, about 40,000 square feet of commercial space, 10,000 square feet of office space and a variety of retail and service outlets such as a drug store, liquor store, hardware store and bank. Several restaurants, lounges and discotheques are also planned	U/C	$10,000,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $500,000 plus

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Associated Merchant Ltd.	Capital Regional District	6	One storey, approximately 10,000 square feet plus mezzanine and warehouse	U/C	$ 1,800,000
Atlas Estates Ltd.	Kamloops	4	Hotel and recreational facility	Prop.	N.A.
Aztec Management Corp.	Fort St. John	8	Office building	U/C	$ 560,000
Bakerview Motor Inn	Abbotsford	5	Sixty units plus swimming pool and restaurant	U/C	$ 700,000
Barclay Motor Hotel	Port Alberni	6	Motel: One hundred room motel plus 25,000 square foot shopping area, disco cabaret and banquet facilities	Prop.	N.A.
Bayshore Inn	Vancouver	5	Hotel expansion: The proposed expansion is to include a public walkway along the Coal Harbour waterfront and the addition of a marina that will offer moorage for boat owners and visiting yachtsmen; an all-weather recreation complex, a seafood restaurant. An indoor swimming pool, saunas and games-room will be added to the Hotel	Prop.	$ 6,700,000
Beauford Hotel	Port Alberni	6	Expansion to include cabaret/rooms retail stores	U/C	$ 1,256,000
Benny Properties Ltd.	Chilliwack	5	Shopping Centre	U/C	$ 800,000
Bental Properties Ltd.	Vancouver	5	Thirty-five storey office tower	U/C	$60,000,000
Best Western Motels Ltd.	Penticton	3	Restaurant: 110 seating capacity family style fast food	U/C	N.A.

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $500,000 plus

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Billan Trucking Enterprises Ltd.	Burnaby	5	Office and warehouse	Compl. Nov.78	$ 1,230,000
Block Bros. Construction Ltd.	Richmond	5	Three storey office building	U/C	$ 700,000
Borshalt, R.	Vancouver	5	Commercial/residential complex: Six storey complex for offices, warehouse and restaurant; top floor apartments	Prop.	$ 1,750,000
Brewish Development Company	Sicamous	3	Real estate office and various offices	Prop.	N.A.
Brim General Projects	Richmond	5	Three warehouses	Prop.	N.A.
British Columbia Central Credit Union	Vancouver	5	Office tower addition	Prop.	$ 1,500,000
British Columbia Hydro and Power Authority	Surrey	5	Research and development laboratory at its service centre	Prop.	$15,000,000
British Columbia Hydro and Power Authority	Vancouver	5	Head Office: Ranked among the largest developments in the City this 600,000 square foot office tower is scheduled for completion during 1983	Prop.	$67,000,000
British Columbia Properties	Central Okanagan	3	Townhouses and recreational development including golf course and club house, boat marina, guest ranch, restaurant and small store	Prop.	$10,000,000
C. & S. Ceramic Tiles	Burnaby	5	Office/warehouse/showroom	U/C	$ 800,000
Cal Investments Ltd.	Saanich	6	Shopping Centre	Prop.	N.A.
Camrio Management Ltd.	Campbell River	6	Office building	U/C	$ 600,000
Canadian Freehold Properties	Burnaby	5	Industrial Park: To include offices, warehouse, chain restaurant and recreation club	U/C	$10,000,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $500,000 plus

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Canadian Freehold Properties	Vancouver	5	Two office towers	Prop.	$20,000,000
Canadian Freehold Properties	Victoria	6	Addition to hotel capacity of 120 rooms and banquet room	Prop.	$10,000,000
Canadian International Properties Ltd.	Vancouver	5	Commercial complex including stores restaurant and offices	Prop.	$ 700,000
Carr Management Ltd.	Vancouver	5	Three stories plus mezzanine store/ office/restaurant	Prop.	$ 1,000,000
Centre Bay Holdings Ltd.	Vancouver	5	Warehouse or office	Prop.	N.A.
Centre Dining	Fort St. John	8	Restaurant and Bar	U/C	$ 1,000,000
Cloverdale Paint-n-Paper	Burnaby	5	Warehouse - retail complex	U/C	$ 1,500,000
Corton Construction Ltd.	Saanich	6	Office and stores	Prop.	$ 1,200,000
Daltec Estates Ltd.	Richmond	5	Warehouse and offices	U/C	$ 900,000
Daon Construction Ltd.	Trail	3	Shopping Centre - twenty-nine tenants including Woolco and Super-Valu	U/C	$11,000,000
Daon Development Corp.	Vancouver	5	Seven storey store and office tower	Prop.	N.A.
Daon Development Corp.	Vancouver	5	Nineteen storey hi-rise office and stores	U/C	$20,000,000*
Denman Place Investments	Nanaimo	6	Shopping centre expansion	U/C	$ 1,000,000
Development Group Corp.	Delta	5	Shopping Centre	U/C	N.A.
Dixon, Vic	Nanaimo	6	Shopping Centre: Forty-one stores including Woolco and Safeway	U/C	$12,000,000
Dominion Construction Ltd.	Vancouver	5	Restaurant	Prop.	$ 500,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $500,000 plus.

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Dominion Construction Ltd.	New Westminster	5	Store	U/C	$ 500,000
Dominion Construction Ltd.	Langley	5	Shopping centre	U/C	$20,000,000
Dominion Construction Ltd.	Courtenay	6	Shopping centre	Prop.	N.A.
Dominion Construction Ltd.	Vancouver	5	Hi-rise office building	Prop.	$26,700,000
Dominion Construction Ltd.	Kamloops	4	Aberdeen Shopping Centre - 350,000 square feet	Prop.	$19,000,000
Eagle Ridge Business Park	Coquitlam	5	Comprehensive service commercial and business park	Prop.	$12,000,000
Eakin Enterprises Ltd.	Surrey	5	Evergreen Shopping Mall	U/C	$ 1,500,000
Eng & Wright (Architects)	Vancouver	5	Twelve storey store, office, apartment complex	Prop.	N.A.
Farmac Developments Ltd.	Campbell River	6	Motel addition: Phase 2 - addition of 20,000 square feet including lounge, restaurant	U/C	$ 800,000
Farrell Estates Ltd.	Richmond	5	Industrial subdivision	Prop.	N.A.
Federated Co-Op Ltd.	Aldergrove	5	Shopping centre	Prop.	N.A.
Fidelity Life Assurance	Vancouver	5	Sixteen storey office building	U/C	$ 7,220,000
First Canada Land Corp.	Vancouver	5	Twenty storey commercial, restaurant and office building	Prop.	N.A.
Fort Investments Ltd.	Vancouver	5	Four storey office building and shopping plaza	U/C	$11,500,000
Fort St. John Co-Op Association	Fort St. John	8	Store addition	U/C	$ 621,000
Friends Provident Life	Vancouver	5	Fifteen storey office tower	U/C	$11,000,000
G.M.E. International Hotels	Fort St. John	8	Hotel/motel - ninety-eight rooms plus facilities	U/C	$ 1,200,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $500,000 plus.

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Garden City Development Ltd.	Victoria	6	Commercial complex (stores and offices)	Prop.	$ 3,500,000
Gateway Realty Ltd.	New Westminster	5	Small mall comprising twelve stores and parking facilities	U/C	$ 1,000,000
Genstar Development Co.	Surrey	5	Commercial/retail/restaurant complex: This 250,000 square foot climate controlled shopping mall includes K-Mart, Overwaitea and with 32,000 square feet for community retail space (restaurants, banks, etc.)	U/C	$15,000,000
Georgia Place Ltd.	Vancouver	5	Nineteen storey office tower	Prop.	$19,000,000
Great West Life Assurance Co.	Richmond	5	Office and warehouse	U/C	$ 660,000
Greentree Development	Vancouver	5	25,000 square foot office plus restaurant	Prop.	R 2,500,000
Grosvenor International Holdings	Delta	5	Warehouse	U/C	$ 600,000
Guildford Development Corp.	Surrey	5	Shopping mall	U/C	$10,000,000
Hampshire Realty Ltd.	Surrey	5	Commercial/residential complex	Prop.	N.A.
Hauss, Brian	Vancouver	5	Ten storey store and office building	Prop.	$ 2,500,000
Heal, Sidney	Gibsons	5	Motel/hotel	U/C	$ 1,500,000
Highfield Development Corp.	Surrey	5	Shopping centre	U/C	$ 1,300,000
Highfield Development Corp.	Surrey	5	Shopping centre - 55,000 square feet	U/C	$ 2,000,000
Highland Lodge	Whistler	5	Ski Lodge and facilities	U/C	$ 630,000
Hiller Homes Ltd.	Salmon Arm	2	Shopping and commercial complex	Prop.	N.A.
Hudson's Bay Co.	Nanaimo	6	Shopping mall: Phase 1: To include major department store, supermarket and mall stores	U/C	$18,000,000*

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $500,000 plus.

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Hudson's Bay Co.	Nanaimo	6	Shopping mall: Phase 2: To include a second major department store and other mall stores	Prop.	$ 7,000,000*
Inniskeen Holdings Ltd.	Coquitlam	5	Two storey stores and office	Prop.	$ 500,000
Intermediate Care Facility	Port Hardy	6	Clinic	Prop.	$ 1,750,000
International Park-West	Summerland	3	Shopping centre addition to include bowling alley, twin theatres, coffee shop, museum and stores	Prop.	N.A.
International Woodworkers of America Union	New Westminster	5	Office	U/C	$ 700,000
S. Jubbal & Jubbal Investments	Kamloops	4	Stores and roller skating rink complex, including commercial offices and storage space	Prop.	N.A.
Janzen, John	Mission	5	Shopping centre	Prop.	N.A.
Kevington Building Corp. Ltd.	Pitt Meadows	5	Shopping centre including bank and dental building	Prop.	N.A.
Lakeview Shopping Centre	Burns Lake	7	Shopping Centre	Compl.	$ 3,500,000
Leung, K. K.	Vancouver	5	Store	Prop.	$ 600,000
Lions Gate B'nai Brith Building Society	Vancouver	5	Four storey senior citizens health	Prop.	$ 7,000,000
McDermid & Lofting	Prince George	7	Commercial building	Prop.	$ 746,000
Maksons Development	Vancouver	5	Two storey office building	Prop.	$ 500,000
Marigo Holdings Ltd.	Armstrong	3	Motor inn and recreational facilities	U/C	$ 550,000
Matte Bros. Construction	Prince George	7	32,000 square foot shopping centre	Prop.	N.A.
Mayfair Place Ltd.	Panorama Mountain (South-East British Columbia)	1	Ski resort with facilities to accommodate 10,000 skiers a day	Prop.	$140,000,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $500,000 plus.

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Menholm Holdings Ltd.	Vernon	3	Two storey professional offices	U/C	N.A.
P. Messina and L. Menkins	North Vancouver	5	Twelve storey office and apartment building	U/C	$ 3,000,000
Milliken & Co. Agencies	Surrey (Newton Town Centre)	5	Shopping centre: Approximately 90,000 square feet including the largest Safeway Supermarket in the Province	U/C	$ 5,000,000
Miscellaneous (Three individual Partners)	Smithers	7	Hotel	Prop.	$ 2,000,000
Mt. Washington Development Ltd.	Courtenay	6	Ski resort including lifts, chalets, restaurants, lounge and day lodge	Prop.	$15,000,000
Murnaghan, Alan	Port McNeill	6	Motor inn and recreation facility	Prop.	N.A.
Nautilus Investments Ltd.	Dawson Creek	8	Hotel - eighty-two units	U/C	$ 2,300,000
Newton Markets	Parksville	6	54,850 square foot shopping mall addition	U/C	N.A.
North Peace Savings Credit Union	Fort St. John	8	Credit union office	U/C	$ 630,000
Northborough Developers Ltd.	Quesnel	7	Shopping mall: To include Hudson's Bay Department Store and Super-Valu Supermarket plus thirty mall stores	Prop. (construction to start early 1979)	$ 7,700,000
Northguard Holdings Ltd.	Surrey	5	Ten storey commercial complex	Prop.	N.A.
Okanagan Park Development	Central Okanagan	3	Motel/hotel	U/C	$ 961,000
P.C.S. Industries Ltd.	Port Coquitlam	5	Motel: Fifty-four unit motel, restaurant complex and conference rooms on a two acre site.	U/C	N.A.
Pacific Centre Ltd.	Vancouver	5	Twenty-four storey office tower - will join up with existing mall and complete the Pacific Centre project	Prop.	$20,000,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $500,000 plus.

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Pacific Coast Industries Credit Union	Chetwynd	8	Office and bank complex	U/C	$ 525,000
Pacific National Exhibition	Vancouver	5	Stadium and exposition complex	Prop.	$163,000,000
Patel Enterprises Ltd.	Vancouver	5	Cinema/offices/stores	U/C	$ 2,000,000
Ramses Kwan & Associates (Architects)	Vancouver	5	Office and store complex - two seven storey towers	Prop.	N.A.
Renico Holdings Ltd.	Surrey	5	Commercial complex:	Prop.	N.A.
			36,000 square feet to include a bank and other service facilities		
Rosborough Sutham & Kornberg	Mission	5	Shopping centre	U/C	$ 4,000,000
Rosborough Sutham & Kornberg	North Vancouver	5	Commercial complex with some retail outlets	U/C	$ 8,000,000
Round Table Investors Ltd.	Langley City	5	Offices/stores/recreation complex:		
			Phase 1: Stores and recreational facilities	Prop.	$ 1,800,000
			Phase 2: Four storey office building	Prop.	$ 3,000,000
Royal Insurance Building	Victoria	6	Office building:	U/C	$ 1,200,000
			The development is proceeding in two stages, with the initial two-storey structure scheduled for completion by the end of 1979		
Royal Oak Holdings Ltd.	Delta	5	Shopping centre and 150 room hotel	Prop.	$14,000,000
Royal Oak Holdings Ltd.	Port Alberni	6	Covered shopping mall - 157,000 square feet	U/C	$ 4,650,000
Salmon Arm Savings & Credit Union	Salmon Arm	2	Three storey building with drive-in teller service	Prop.	N.A.

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $500,000 plus.

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
San Realty and Appraisal	Burnaby	5	Six storey office building	Prop.	$ 1,500,000
Sandman Inns Ltd.	Penticton	3	Motor Hotel	U/C	$ 3,000,000 *
Schneider, J. M.	Coquitlam	5	63,000 square foot warehouse	U/C	$ 1,100,000
R.J.Simoneau/D. Kristsal	Kelowna	3	Eight hole golf course and facilities	U/C	$ 1,250,000
Smithers Ski Club	Smithers	7	Ski resort and facilities	Prop.	$ 7,000,000
Stene Associates	New Westminster	5	Commercial building	Prop.	$ 700,000
Sun Developments Corp.	Ladner	5	Shopping centre	Prop.	$ 2,000,000
Surrey Credit Union	Surrey	5	Office building	U/C	$ 800,000
Terry, J.	Fort St. John	8	Motor inn - two storey motor inn	U/C	$ 700,000
Thirty S. Holdings	Parksville	6	Community shopping mall	Prop. (Construction to start early 1979)	$ 3,400,000
Todd Mountain Ski Hill	Kamloops	4	Year round facility (ten year development plan)	U/C	$50,000,000
Trimac Transportation System	Delta	5	Truck service centre	Prop.	N.A.
Tri-Sides Development Ltd.	Surrey	5	Shopping centre	U/C	$ 960,000
Tucker Investments Ltd.	Fort St. John	8	Office and stores	Prop.	N.A.
Valley Property Ltd.	Langley Township	5	Commercial complex: Shopping centre to include Valley Village Home Centre, 60,000 square feet retail stores, outdoor farmers' market plus 60,000 square feet office space	Prop.	$ 7,000,000
Vernon and District Credit Union	Lumby	3	Two storey professional office building	U/C	N.A.

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $500,000 plus

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Wayside Inns	Revelstoke	2	Motel	U/C	$ 700,000
Emil Wershaupt Enterprises Ltd.	Delta	5	Office and warehouse	Prop.	$ 550,000
West Boulding	Kelowna	3	Race track	U/C	$ 1,200,000
Williams Van Lines	Coquitlam	5	Office and warehouse	U/C	$ 1,500,000
Woodsome Holdings Ltd.	Victoria	6	Warehouse	U/C	$ 600,000
Wosks Ltd.	Victoria	6	Showroom and warehouse	Prop.	$ 2,000,000
Zenith Transport	Coquitlam	5	Three storey office and warehouse	U/C	$ 570,000
Addendum (Values are not reflected in totals)					
Bank of Commerce	Chilliwack	5	Commercial complex	Prop.	N/A
Canada Safeway	Chilliwack	5	Department store	Prop.	N/A
Fields Ltd.	Quesnel	7	Retail store/Real estate complex	Compl.	$ 500,000
North Kamloops Credit Union	Kamloops	4	Credit Union Office	U/C	$ 510,000
P. C. S. Industries Ltd.	Port Coquitlam	5	Motel	U/C	$ 921,500
Pearls Building	Quesnel	7	Retail stores	Compl.	$ 1,000,000

*These figures were included in the total for Commercial Projects - $500,000 plus in the first half 1978 edition.

COMMERCIAL PROJECTS

$100,000 - $499,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)
COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
A. & J. Properties Ltd.	Penticton	3	Small warehouse	U/C	$185,000
A. M. Furniture	Fort St. John	8	Store and offices	Compl.	$130,000
Academy Construction Ltd.	Big White Ski Resort, Vernon	3	Restaurant and bar	Compl.	$175,000
Acklands Ltd.	Burnaby	5	Office and warehouse	Prop.	$170,000
Action Glass Ltd.	Burnaby	5	7,000 square foot office/warehouse	U/C	$150,000 *
Aitlen Bozyk (Architects)	Vancouver	5	Three storey and cellar stores and offices	Prop.	N.A.
Alaska Highway Holdings Ltd.	Dawson Creek	8	Restaurant	U/C	$220,000
Albit, B.	Langley Township	5	Greenhouse operation	U/C	$150,000
Alp Development Ltd.	Surrey	5	Food warehouse and mezzanine	U/C	$280,000
Alpi Construction Ltd.	Surrey	5	Warehouse	U/C	$200,000
Alpi Construction Ltd.	Surrey	5	Warehouse (Phase 2)	U/C	$190,000
Anchorage Investments Ltd.	Vancouver	5	Two storey store and restaurant complex	Prop.	N.A.
Jim Anderson Motors Ltd.	Vancouver	5	Car sales showroom	Prop.	N.A.
Arad Investments Ltd.	Vancouver	5	One storey store, mezzanine with underground parking	Prop.	$285,000
Arcan Investments Ltd.	Vancouver	5	Store and warehouse alterations to convert to wholesale store	U/C	N.A.
Argus Industries Ltd.	Kelowna	3	Restaurant/stores/recreational complex	U/C	N.A.
Ashcroft Village	Ashcroft	4	Shopping centre	Prop.	N.A.
Aske Construction Ltd.	Saanich	6	Office and stores complex	Prop.	N.A.
Atlas Alloys Ltd.	Vancouver	5	15,120 square foot warehouse	Prop.	N.A.
August Construction Ltd.	Surrey	5	Warehouse and office	U/C	$150,000 *

CAPITAL PROJECTS (Proposed, Under Construction and Completed)
COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Austrian Chalet	Campbell River	6	Motel addition	U/C	$220,000
B. & B. Building	Prince George	7	Commercial building	Prop.	$112,000
B. C. Sand Blasting Ltd.	Kamloops	4	Warehouse and offices	Prop.	N.A.
B. C. Telephone Company	Castlegar	2	Storage building	Prop.	$250,000
B. C. Telephone Company	Cowichan Valley	6	Warehouse	U/C	$320,000
B. C. Telephone Company	Vancouver	5	Three storey 10,000 square foot public utility addition	Prop.	N.A.
B. C. Telephone Company	Prince George	7	Stores and truckport	Prop.	$100,000
B.E.C. Development Corp.	Coquitlam	5	Two restaurants and one store	Prop.	N.A.
Banducci Holdings Ltd.	Kelowna	3	Extensive alterations to existing restaurant and cabaret including new kitchen equipment	U/C	N.A.
Bank of Nova Scotia	Kelowna	3	Bank	Prop.	$350,000
Bank of Nova Scotia	Vancouver	5	Bank	U/C	$450,000
Barano Shopping Centre	Burns Lake	7	Small shopping centre	Comp.	$350,000
Bastac, Chris	Penticton	3	Shopping mall	U/C	$350,000
Beaver Transport Ltd.	Fort St. John	8	Warehouse	Compl.	$175,000
Beaver Transport Ltd.	Peace River	7	8.750 square foot warehouse	U/C	$175,000
Belwood Construction Ltd.	Prince George	7	Office and warehouse	Prop.	$130,000
Biddle & Fehr	Fort Nelson	8	Warehouse	Compl.	$200,000
Billan, G.	Burnaby	5	Office and warehouse	Prop.	$460,000
Bison Properties	Victoria	6	Hotel addition	U/C	N.A.
Block Bros. Ind. Ltd.	Vancouver	5	43,350 square foot warehouse	Prop.	N.A.
Bosa Bros.	Port Coquitlam	5	12,000 square foot office	U/C	$360,000
Bosa Bros. Dev. Corp.	Vancouver	5	Medical offices	Prop.	N.A.
Brandt, David	Whistler	4	Expansion and alterations to White Gold Inn	U/C	$150,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)
COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Brandle, V. E.	Fort St. John	8	Office and warehouse	Compl.	$232,000
Brett's Enterprises Ltd.	Chilliwack	5	Auto sales and services	Prop.	$288,000
Brewish Developments Ltd.	Sicamous	3	Alterations to existing motel units to accommodate real estate office and four other offices	U/C	N.A.
Brisk Estates Ltd.	Kamloops	4	13,000 square foot warehouse	U/C	$235,000
British Pacific Building	Vancouver	5	Restaurant	U/C	$200,000
Bruneau Associates	New Westminster	5	Office complex	Prop.	$150,000
Bruneau Associates	New Westminster	5	Bank and offices	Prop.	$150,000
Buckley & Graham	Burnaby	5	Warehouse	Prop.	$471,000
Burns Lake Motor Hotel	Burns Lake	7	Motor Hotel	Compl.	N.A.
Byron Creek Colleries	East Kootenay	1	Maintenance shop	U/C	$398,000
C.S.C. Engineering Ltd.	Vancouver	5	Office and stores	U/C	$150,000
Cagner, Adrian	Mission	5	Neighbourhood pub	Prop.	N.A.
Cameo Industries Ltd.	Sechelt	6	Two storey warehouse	U/C	$125,000
Canadian Imperial Bank of Commerce	Trail	2	Bank	Prop.	N.A.
Canadian Keyes Fibre	Langley	5	22,000 square foot warehouse addition	U/C	$350,000
Canadian Park & Tilford	North Vancouver	5	Warehouse addition	U/C	$128,000
Capchiski Co.	Fort St. John	8	Warehouse	Compl.	$100,000
Caramillo Holdings Ltd.	Vernon	3	Real estate office approximately 3,400 square feet	U/C	N.A.
Cash Creek Veterinary Clinic	Cash Creek	4	Veterinary clinic	Prop.	$185,000
Cassiar Asbestos	Kitimat/Stikine	9	Warehouse	U/C	N.A.
Cassidy, Liam (Architect)	Saanich	6	Offices and stores	Prop.	N.A.

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Cerco Industries Ltd.	Vancouver	5	One and one-half storey warehouse	Prop.	N.A.
Chevron Asphalt	Langley	5	Asphalt plant	U/C	$209,000
Chevron Canada	Prince George	7	Plant - storage, distribution and sale of packaged petroleum products	Prop.	N.A.
Chiu, M. Y.	Vancouver	5	One storey store	Prop.	N.A.
Christie, Herald	Comox	6	Residential and commercial complex	Prop.	N.A.
Cloverdale Investment Ltd.	Burnaby	5	25,000 square foot store and warehouse	U/C	$471,000
Clyesdale Inn	Surrey	5	Hotel, twenty room hotel and pub	U/C	$160,000
Columbia Chrome Industries	Langley Township	5	Warehouse	U/C	$180,000
Comer, Mrs.	Mile 74 Alaska Highway		Country kitchen, motel - Twenty unit	Compl.	$360,000
Concord Credits Ltd.	Victoria	6	Motel/hotel addition	Prop.	$150,000
Consumers Co-op Association	Pitt Meadows	5	Stores and offices	Prop.	N.A.
Continental Traffic Signs	Matsqui	5	Warehouse	U/C	$194,000
Cooper Markets Ltd.	Kamloops	4	Grocery store: Alterations to one storey (16,000 square feet) and converting an existing project to grocery store plus equipment	Prop.	N.A.
Country Style Donuts	Vancouver	5	Restaurant/stores/office	Prop.	N.A.
Country Squire	Chetwynd	8	Motel - nineteen unit addition	U/C	$209,000
Courtenay Savings Credit Union	Courtenay	6	Office addition and alterations	U/C	$196,000
Creative Projects Ltd.	Coquitlam	5	Small warehouse	U/C	$275,000*
Crowley, L., E. & C.	Burnaby	5	Warehouse	Prop.	$140,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)
COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
D. & A. Industries Ltd.	Summerland	3	Plant	U/C	N.A.
D.A.L. Estates & McKee Ventures	Matsqui	5	Restaurant	U/C	$165,000
Dayhu Investments Ltd.	Surrey	5	Shopping centre	Prop.	N.A.
Dearborn Motors	Kamloops	4	Office showroom	U/C	$189,000
Decarrio, Mr. M.	Burnaby	5	Store and office	U/C	$225,000
Delbo Holdings Ltd.	Dawson Creek	8	Motel - Forty-one unit motel with sauna and hot tub facilities	U/C	$420,000
Descor Investments Ltd.	Abbotsford	5	Restaurant	U/C	N.A.
Devon Estates Ltd.	Vancouver	5	Restaurant	Prop.	$200,000
Dominion Construction Co.	Richmond	5	Warehouse	Prop.	$390,000
Dosman, Joe	Vancouver	5	Paint shop addition	U/C	N.A.
Drabik, Ted	Kitimat	9	Two storey motel addition	U/C	$215,000
8-M Holdings Ltd.	Prince George	7	Warehouse	Prop.	$112,000
F.M.C. Chemicals	Squamish	5	Office	U/C	$160,000
Ferguson, G.	Vernon	3	Office	U/C	$185,000
Furney, Gerry	Port McNeill	6	12,075 square foot store	U/C	$483,000
Foothills Development Ltd.	Fort St. John	8	12,200 square foot shopping centre addition	U/C	$366,000
Forco Holdings Ltd.	Cranbrook	1	One storey office	U/C	$150,000
Ford Motor Co.	Burnaby	5	New auto sales and repair shop	Prop.	N.A.
Four Seasons Management Ltd.	Kelowna	3	Racquet ball club and facilities	U/C	$180,000
Four Seasons Racquet Club	Cranbrook	1	Racquet ball club and facilities	U/C	N.A.
G.M.B. Holdings Ltd.	Prince George	7	Office	U/C	$160,000
Gafco Developments Ltd.	North Vancouver	5	Warehouse and offices	U/C	$200,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Galaxie Ind. Corp.	Langley Township	5	Neighbourhood pub and restaurant	U/C	N.A.
Gateway Realty	New Westminster	5	Stores	U/C	N.A.
Gavel Holdings Ltd.	Columbia Shuswap	2	Offices	U/C	$150,000
Gemcaps Holdings Ltd.	Mission	5	Professional building	Prop.	N.A.
Gayella Pastry	Vancouver	5	4,800 square foot bakery addition	Prop.	N.A.
Goodbrand Construction Ltd.	Langley	5	Painting plant	Prop.	$200,000
Good Tel Holdings Ltd.	Surrey	5	Two storey office block	U/C	$322,000
Greater Nanaimo Water District	Nanaimo	6	Water processing plant - including piping, strainers, chlorination equipment, controls, instrumentation, etc.	U/C	$323,805
Greentree Development	Vancouver	5	Office and restaurant	Prop.	N.A.
Greenwood Hotel	Port Alberni	6	Neighbourhood pub	U/C	$429,000
Grootendorst Flowerland	Richmond	5	Greenhouses	Prop.	N.A.
Group Two Associates Ltd.	Vancouver	5	One storey restaurant	Prop.	N.A.
Guenta Developments Ltd.	Surrey	5	Stores and apartment block	Prop.	N.A.
Gulf Canada Ltd.	Prince George	7	Four-bay self service gas station	Prop.	$318,000
Hank Duemuchen Deer Ltd.	Delta	5	Office and warehouse	U/C	$300,000
Hardeg Holdings Ltd.	Victoria	6	Warehouse complex	U/C	$150,000
Henda and Rondell Ltd.	Surrey	5	20,000 square foot store	Prop.	N.A.
Henduksen, E.	New Westminster	5	Warehouse	Prop.	$130,000
Hillstrom Oil & Co.	Burnaby	5	Gas Station	U/C	$150,000
Hillstrom Oil & Co.	Burnaby	5	Gas station facility	Prop.	N.A.
Himour, H.	Kelowna	3	Grocery store	Prop.	N.A.
Homes, Erwin	Chetwynd	8	Fifty-two unit motel	U/C	$360,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Horsman, E. B. & Son	Dawson Creek	8	Warehouse	U/C	$210,000
Hubert, Michael	Courtenay	6	Restaurant	U/C	$119,000
Hudson Bay Development Co.	Vancouver	5	Alterations to existing storage area to convert into offices	U/C	$150,000*
Hugh & McKinnon Realty	Surrey	5	Offices	U/C	$165,000
Husky Oil Co. Ltd.	Vancouver	5	Service station and store	Prop.	N.A.
Impark Systems Ltd.	Vancouver	5	Restaurant - conversion of 9,600 square foot warehouse to a restaurant	Prop.	N.A.
Imperial Oil Ltd.	Prince George	7	Food store	Prop.	N.A.
International Park-West Financial Corp.	Penticton	3	Conversion of a two storey four unit apartment building into offices	Prop.	N.A.
J. B. Developments Ltd.	Surrey	5	Restaurant	U/C	$160,000
J. & J. Building Supplies	Coquitlam	5	Storage building	Prop.	N.A.
J. T. Insurance Agencies	Vancouver	5	Store/office	U/C	$150,000
Johnston Terminals	Castlegar	2	Office and terminal building	U/C	$300,000
Johnston Terminals	Courtenay	6	25,000 square foot office and terminal building	Compl.	$150,000
Jones, A.	Fort St. John	8	Commercial building	Compl.	$300,000
Jones, A. & Associates Ltd.	Fort St. John	8	Warehouse	U/C	$240,000
Jubbal Investments Ltd.	Kamloops	4	Warehouse	U/C	$450,000
Jung, Fred	Delta	5	Restaurant and stores	Prop.	$250,000
Kashmi Singh Manhas	Coquitlam	5	Restaurant	U/C	$167,000
Kegg & Cleaver	Saanich	6	Restaurant alterations	U/C	$200,000
Kelly, George	Vancouver	5	Restaurant and recreational facilities	Prop.	$200,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Kenrae Enterprises Ltd.	Richmond	5	Warehouse	Prop.	$200,000
Kerfoot Datsun Ltd.	Surrey	5	Auto showrooms, service bays, office and warehouse	U/C	N.A.
King Edward Mall	New Westminster	5	Stores and restaurants	Prop.	$288,500
Koop Construction Ltd.	Campbell River	6	One storey office building	U/C	$161,000
Koval Management Ltd.	Maple Ridge	5	Office	U/C	$112,000
R. Krieger Logging Ltd.	Fort Nelson	8	Workshop - overhaul and repair	Comp.	$200,000
Kwan, Wong	Prince Rupert	9	Restaurant	U/C	$266,000
Lakehead Development Ltd.	North Vancouver	5	Commercial complex	Prop.	$150,000
Lansdowne Lumber Market	Richmond	5	Neighbourhood pub and office	Prop.	N.A.
Landsearch Management Ltd.	Nanaimo	6	Two storey office building	Prop.	N.A.
Larhensul Enterprises Ltd.	Langley	5	Shopping centre	Prop.	N.A.
Lechner, E. & G.	Langley	5	Garage and offices	U/C	$150,000
Lefevre & Co. Property Agents	Vancouver	5	Store and office	U/C	$300,000
Le Kui Buildings	Vancouver	5	One storey store	Prop.	N.A.
Leung, K. K.	Vancouver	5	Store	Prop.	N.A.
Linemayer, K.	Lumby	3	Motel - Phase 1: twenty-six unit tudor style motel	Prop.	N.A.
Listo Products Ltd.	Vancouver	5	Warehouse addition	U/C	$125,000
Loewen, Jake	Vancouver	5	Store and office	U/C	N.A.
Lomak Transport Ltd.	Prince George	7	Maintenance shop	U/C	N.A.
Lorral Holdings Ltd.	Kamloops	4	Vehicle service shop and a pre-engineered repair shop of heavy equipment	Prop.	N.A.

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
MacDonalds Restaurant	Prince George	7	Restaurant	Prop.	$350,000
MacKay's Insurance Ltd.	Dawson Creek	8	Office building	Compl.	$289,000
MacSon Enterprises and Steve Lee	Vancouver	5	Store and office	Prop.	N.A.
McCain, Jim	Terrace	9	Car sales outlet	U/C	$400,000
McIntosh Estates Ltd.	Delta	5	Office	U/C	$120,000
McLean & Fitzpatrick	Kelowna	3	Warehouse addition	U/C	$200,000
McLean, M. R.	Surrey	5	Industrial warehouse	Prop.	N.A.
Majoris Investments Ltd.	Delta	5	Stores and offices	U/C	$141,680
Marathon Realty Co.	Salmon Arm	2	Store addition	U/C	$131,000
Marco Investments Ltd.	Fort Nelson	8	Motel	U/C	N.A.
Maren Enterprises Ltd.	Richmond	5	Warehouse	U/C	$160,000
Mazur Properties Ltd.	Cranbrook	1	Alterations to cabaret night club	U/C	$165,000
Meadow Gardens Motel	Pitt Meadows	5	Motel - forty-six unit addition	Prop.	N.A.
Meadow Pine Developments	Vancouver	5	Conversion of a 9,500 square foot warehouse into a flea market	Prop.	N.A.
Merklejohn Gower, Faulkner, Wallace & Maltby (Architects)	Lumby	3	Shopping centre addition to include space for The Royal Bank	U/C	N.A.
Merrit Oil Co. Ltd.	Surrey	5	Gas station and car wash	Prop.	N.A.
Meyer Holdings Ltd.	Vancouver	5	Auto shop and offices	Prop.	$100,000
Ken Meyers Enterprises	Ashcroft	4	Showroom and offices	Prop.	$240,000
Miako Gardens	Vancouver	5	Restaurant and stores	U/C	$159,000
Mi-Dan Construction Ltd.	Delta	5	Self serve gas station	Prop.	$175,000
Monte Carlo Investments	Castlegar	2	Slumber Lodge - forty-six unit motel	U/C	$262,000
Moreland Development Corp.	Langley	5	One storey shopping complex	U/C	$116,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
D. Murray Door & Building Products Ltd.	Surrey	5	One storey warehouse addition	U/C	$201,390
Nagel Realty Ltd.	North Vancouver	5	Racquet ball club and facilities	Prop.	N.A.
Nautilus Investments Ltd.	Dawson Creek	8	Office	Compl.	$253,000
Nielsen, Gary	North Vancouver	5	Neighbourhood pub	Prop.	$250,000
North Nechako Holdings	Prince George	7	Warehouse	Prop.	$300,000
North West Truck Co.	Vancouver	5	Stores and office	Prop.	N.A.
Northern Marine Supplies Ltd.	Prince Rupert	9	Store addition	U/C	$215,000
Nu-West Development Corp.	Richmond	5	Warehouse	Prop.	$350,000
Okanagan Cariboo Developments Ltd.	Salmon Arm	2	Commercial complex comprising two storey shopping centre, recreational facilities, marina, beach and restaurant	Prop.	N.A.
Olma Bros. Dev. Corp.	Surrey	5	5,602 square foot office	U/C	$150,000
P.J.B. Holdings Ltd.	Burnaby	5	Office and warehouse	U/C	N.A.
P.S.I. Developments Ltd.	Vancouver	5	Stores and apartments	Prop.	N.A.
P. & W. Holdings Ltd.	Vancouver	5	Warehouse	U/C	$310,000
Pacific Petroleum Ltd.	Prince George	7	Bulk plant	Prop.	$400,000
Par 6 Holdings Ltd.	Parksville	6	Two storey office	U/C	$350,000
Parksville & District Credit Union	Qualicum Beach	6	Credit union office	U/C	$325,000
Pat's Home Furnishings	Fort St. John	8	Store and warehouse	Compl.	$100,000
Jim Pattison Group	Vancouver	5	Auto shop addition	Prop.	N.A.
Peter Bilt Trucks	Prince George	7	Service shop	Prop.	$155,000
Peters, Ray	Matsqui	5	Three hog barns	U/C	$162,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Pfeifer Ford Sales	Central Kootenay	2	Automobile dealership	U/C	N.A.
Ping Yee	West Vancouver	5	Commercial building	Prop.	$190,000
Pipers Lagoon Holdings	Nanaimo	6	12,000 square foot warehouse	U/C	N.A.
Pittstone Development Ltd.	Port Alberni	6	Three storey office building	Prop.	N.A.
Plaza 97 Holdings Ltd.	Vernon	3	Bank addition	U/C	$140,000
Prevost Motors Ltd.	Fort St. John	8	Auto body shop	U/C	$155,000
Progressive Construction Ltd.	Richmond	5	Two storey office building	U/C	$450,000
Prospect Park Development Co.	Fort St. John	8	Shops and offices	U/C	$170,000
Q Foods Ltd.	Vancouver	5	Warehouse	Prop.	N.A.
R.B.R. Investments Ltd.	Sechelt	5	Two storey office	U/C	$150,000
R.D.M. Holdings Ltd.	Kelowna	3	Restaurant	Prop.	N.A.
R.J.R. Holdings Ltd.	Fort St. John	8	Warehouse	Compl.	$135,000
Reeder, C.	Fort St. John	8	Warehouse	U/C	$112,000
Jeeves, J. A.	Port Coquitlam	5	Warehouse	Prop.	N.A.
Revelstoke Companies Ltd.	Cranbrook	1	Store	U/C	$400,000
Revelstoke Lefarge Ltd.	Fort St. John	8	Storage and repair garage	U/C	$450,000
Revelstoke Lefarge Ltd.	Fort St. John	8	Retail outlet	Compl.	$179,000
Robertson Building Systems	Duncan	6	Garage/shop/stores complex	Prop.	$100,000
Roth, William P.	Vancouver	5	Restaurant/office/store alterations	U/C	$300,000
(The) Royal Bank of Canada	Central Okanagan	3	Bank	U/C	$158,000
Royal Oak Enterprises Ltd.	Saanich	6	Shopping centre addition	U/C	$225,000
C.S.Ruby Distributors Ltd.	Vancouver	5	Storage building	U/C	$227,630

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
St. Ives Estates Ltd.	West Vancouver	5	Office complex	Prop.	N.A.
Salks Enterprises Ltd.	Maple Ridge	5	Two offices and stores	U/C	$150,000
San Juan Estates	Victoria	6	Office	U/C	$400,000
San Realty & Appraisal	Burnaby	5	Six storey office	U/C	N.A.
Sana Construction Ltd.	Vancouver	5	Store and apartments	Prop.	N.A.
Sander, Ken	Vancouver	5	Warehouse and office	Prop.	N.A.
Sarsfield, Mrs.	North Vancouver	5	Office	U/C	N.A.
Schecker Construction Ltd.	Langley City	5	Warehouse	U/C	$180,000
J. M. Schneider Inc.	Coquitlam	5	Industrial building	Prop.	$100,000
Seldon Investments Ltd.	Surrey	5	Plant	Prop.	N.A.
Sentinel Rock Management Ltd.	Fort St. John	8	Truck warehouse	U/C	$175,000
Seta, Mr. and Mrs. E.	Burnaby	5	Restaurant	Prop.	$174,000
Shannon Motel	Fort Nelson	8	Twenty unit motel	Compl.	$290,000
Shell Canada Ltd.	Prince George	7	Distribution plant	U/C	$345,000
Shusway Theatre Society	Salmon Arm	2	Three hundred seat theatre and amenities	Prop.	N.A.
Sisto Petraccione	Mission	5	Sixty-five seat capacity neighbourhood pub	Prop.	N.A.
Spectrum Construction Ltd.	Richmond	5	Freezer plant	Prop.	$350,000
Speedy Muffler King	North Vancouver	5	Auto shop	Prop.	$100,000
Ster-Can Holdings Ltd.	Dawson Creek	8	Maintenance garage	U/C	$200,000
Stevens, B.	Vancouver	5	Three storey office building	Prop.	N.A.
Stonebridge Development	Surrey	5	Warehouse and office	U/C	$216,000
Stonehenge Development Ltd.	Surrey	5	Warehouse	Prop.	$216,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Sidney Suen (Architect)	North Vancouver	5	8,000 square foot store	U/C	N.A.
Sunshine Mountain Construction Ltd.	Burnaby	5	Two storey store	Prop.	N.A.
Sunshine Valley Co-op Society	Grand Forks	2	Shopping centre and addition	Prop.	N.A.
Supreme Windows	Fort St. John	8	12,000 square foot office building	U/C	$240,000
Surrey Health Services	Surrey	5	Medical/dental centre	Prop.	N.A.
T.M.R. Construction Ltd.	Victoria	6	Medical offices	Prop.	N.A.
Terminal City Club	Vancouver	5	Racquet ball club	Prop.	N.A.
Tillicum Development	Surrey	5	10,000 square foot warehouse	Prop.	$180,000
Toronto-Dominion Bank	Prince George	7	Alterations to bank	U/C	$162,553
Tricord Development Ltd.	Surrey	5	Restaurant - ninety seat capacity	Prop.	N.A.
Tri-Ley Holdings	Coquitlam	5	Auto body shop	Prop.	$120,000
Tri Co Investments	Dawson Creek	8	Motel - fifty units	Compl.	$420,000
Triple D Holdings Ltd.	Port Alberni	6	Office building	Compl.	$200,000
Trizak Development Corp.	Victoria	6	Store	U/C	$180,000
J.T. Tronson Enterprises	Surrey	5	Restaurant and bowling alley	Prop.	N.A.
Tucker, G.	Fort St. John	8	Small motel	Compl.	$100,000
Uddeholm Steels Ltd.	Richmond	5	Office and warehouse	U/C	$330,000
United Properties	Vancouver	5	Three storey office building	U/C	$210,000
Valley Fair Shopping Centre	Maple Ridge	5	Shopping centre alterations	U/C	$150,000
Van Bourne Homes Ltd.	Surrey	5	Office	U/C	$205,000
Van Tongeren, Bert	Coquitlam	5	Commercial building	Prop.	$182,000
Van Uloten, Walter	Pitt Meadows	5	Office	Prop.	N.A.

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Vern-Vien Investments	Vernon	3	Office building	U/C	$400,000
W. L. Construction	Fort St. John	8	Stores and office	Compl.	$275,000
Walker, R.	Campbell River	6	Small warehouse	U/C	$170,000
Walske Ready Mix	Maple Ridge	5	45,000 square foot warehouse	U/C	$400,000
Welder, Mr. and Mrs. V.	Kelowna	3	Eighteen hole golf course and country club	Prop.	N.A.
Western Optical	Vancouver	5	Warehouse renovations	U/C	$300,000
Westpine Fisheries Ltd.	Vancouver	5	Plant addition	U/C	$272,330
K. White Ltd. (Architect)	Coquitlam	5	Two storey restaurant and disco	Prop.	N.A.
White Tower Restaurant	Vancouver	5	Two storey restaurant	Prop.	N.A.
White Truck Sales	Prince George	7	Repair shop	Prop.	$130,000
Wilkenson Steel	Thompson/Nicola	4	15,800 square foot warehouse	U/C	$400,000
Wilson, Bob	Fort St. John	8	Store	U/C	$132,000
Wilson Equipment Co.	Vancouver	5	Warehouse	U/C	$100,000
Wolstencraft Investments Ltd.	Surrey	5	Small warehouse and office	Prop.	N.A.
York Farms Ltd.	Chilliwack	5	One storey maintenance shop	Prop.	N.A.
Young & Hamel Motors Ltd.	Kelowna	3	One storey and mezzanine	U/C	N.A.
Zagreb Construction	Coquitlam	5	Stores and offices	U/C	N.A.
Zorowny, Joe	Maple Ridge	5	Car wash	Prop.	$100,000
Addendum (Values are not reflected in totals)					
Bigger Holdings Ltd.	Chilliwack	5	Industrial storage	U/C	$125,000
Bill McAuliffe Motors Ltd.	Kamloops	4	Office	U/C	$200,000
Credit Union Building	Quesnel	7	Banking complex	Compl.	$100,000

CAPITAL PROJECTS (Proposed, Under Construction and Completed)

COMMERCIAL PROJECTS - $100,000 - $499,000

Company Name	Location of Project	Economic Region	Type of Project (Description)	State of Progress	Estimated Cost
Addendum (Values are not reflected in totals) (continued)					
Findlay, F.	Port Coquitlam	5	Commercial building	Prop.	$100,000
Ironsides Machine Shop	Chilliwack	5	Relocation to larger facilities	U/C	$400,000
Karamanolis, G.	Port Coquitlam	5	Restaurant	Prop.	$100,000
Primal Enterprises Ltd.	Port Moody	5	Conversion of old house to restaurant	U/C	$160,000
Rudy, William	Port Coquitlam	5	Neighbourhood pub	U/C	$215,000
Sauala's Steak House	Quesnel	7	Restaurant	Compl.	$100,000
Troll Ski Resort	Quesnel	7	Recreation	U/C	$400,000

*These figures were included in the total for Commercial Projects - $100,000 - $499,000 in the first half 1978 edition.

SECTION SIX
MAJOR UTILITIES AND RAILROADS

MAJOR UTILITIES AND RAILROADS

A. British Columbia Hydro and Power Authority

Total expenditure by British Columbia Hydro and Power Authority on fixed assets for the last six months of 1978 totalled $391 million.

The major projects under construction included:

(a) Peace Canyon Project;

(b) Seven Mile Project (production to begin late 1979);

(c) Revelstoke Project.

A major project, still in the preliminary design stage, is the Hat Creek thermal coal Deposit.

British Columbia Hydro and Power Authority has been looking into various possibilities for the best use of thermal coal. Feasibility studies indicate the mine could be developed into a:

i) Pressurized fluid bed combustion plant, and/or

... Proposed $86 million

ii) Plant for conversion of coal to synthetic natural gas (SNG)

... Proposed $56 million.

B. British Columbia Railway

Capital expenditure for the last six calendar months of 1978 totalled $13.9 million. Of this $10 million was spent on major upgrading of the track between Fort Nelson and Fort St. John.

C. British Columbia Telephone Company

Capital expenditures of British Columbia Telephone Company for the last six calendar months of 1978 totalled $129,609,000.

Major project expenditures for the last six calendar months of 1978 included:

Land	$ 7,889,000
Building	$ 44,355,000
Central Office Equipment	$ 13,958,000
Station Apparatus	$ 22,511,000
Station Connections	$ 2,607,000
Large Private Branch Exchanges	$ 31,485,000
Outside Plant	$ 3,798,000
Furniture and Office Equipment	$ 2,246,000
Motor Vehicles	$ 23,000
Shop	$ 529,000
Tools and other equipment	$ 208,000
Property held for future Telephone use	$129,609,000

D. Canadian National Railway

Canadian National Railway total capital and maintenance expenditure in British Columbia for the last six calendar months of 1978 was $21,086,000.

These expenditures were broken down as follows:

(1)	New Rail	$ 4,700,000
(2)	Concrete Ties	$ 1,700,000
(3)	Wooden Ties	$ 1,500,000
(4)	Ballasting	$ 2,800,000
(5)	Grade Stabilization	$ 4,100,000
(6)	Bridge and Culverts	$ 200,000
(7)	Major Project	$ 5,900,000
(8)	Small Project	$ 186,000
		$ 21,086,000

E. CP Rail

Total capital and repair expenditures for CP Rail's Pacific Region during 1978 was $81.5 million.

The capital and repair expenditures were broken down as follows:

- Day to day maintenance	$ 32,300,000
- New Ballast (25.5 miles)	$ 365,000
- Rock and Soil Stabilization	$ 1,400,000
- New Rail (45 miles)	$ 10,000,000
- New Ties	$ 4,000,000
- Repairs and Improvements (track and bridges)	$ 5,500,000
	$ 53,565,000

Major Double Tracking Projects:

1. Four mainline capacity improvements between Calgary and Vancouver	$ 14,500,000
2. Revelstoke to Clanwilliam (4.5 miles) and Tappen to North Hill (11 miles)	$ 12,500,000
3. Lake Louise, Alberta, to Stephen, British Columbia. (This project is expected to cost $14 million when completed	$ 1,000,000

F. Westcoast Transmission Co. Ltd.

Total capital expenditures for Westcoast Transmission Co. Ltd. in 1978 were $108 million.

Some major projects were:

(1) Completion of the Grizzley Valley Pipeline;

(2) Pine River gas processing plant under construction - completion scheduled for November, 1979;

(3) Completion of the Silver Dahl Pipeline;

(4) Additional gas pipelines;

(5) Trucks, vehicles, repairs and miscellaneous.

The following projects have been proposed and applications submitted to the National Energy Board for approval:

- A nine section mainline looping system extending from Taylor in the north to Kingsvale at the north end of the Coquihalla Pass $ 42,400,000
- Coquihalla Pass $ 19,800,000
- Major gathering system between Junior and Sierra. Construction could begin in late 1979/80 $ 34,000,000.

Alaska Highway Pipeline

Preliminary work has begun on the Alaska Highway Pipeline. Line location work has been completed and the socio-economic and environmental studies are in the preliminary stage of preparation. Field work and clearing the right of way will begin in 1980.

The British Columbia section of the Pipeline is estimated to cost $1.3 billion (subject to upward revision due to delay in the construction start).

G. West Kootenay Power and Light Company

Capital works expenditures for West Kootenay Power and Light Company for the last six calendar months of 1978 was $5.8 million.

These expenditures were broken down as follows:

1.	Creston Office/Warehouse	$ 435,000
2.	Distribution Line Extension	$4,010,000
3.	Miscellaneous Minor Projects	$1,360,600
		$5,805,600.

SECTION SEVEN
SPECIAL PROJECTS

SPECIAL PROJECTS

The special projects described in this section are presently under consideration. If given the go-ahead, they will contribute significantly to capital expansion activity in British Columbia during 1979 and on into 1980.

A number of the projects reported on in this section can be viewed as developing the infrastructure for some of the larger capital investments being undertaken around the Province, while some will enhance the basis of the economy from which smaller enterprises can flourish.

SPECIAL PROJECTS

1.0 HARBOUR ACTIVITIES

1.1 Duke Point:

This major shipping facility, estimated to cost in excess of thirty million dollars, will provide Vancouver Island with a modern diversified shipping facility to accommodate the growing needs of business as well as providing service to those new industries locating at the four hundred acre Duke Point Industrial Complex.

Development has begun with the construction of the earthworks portion; land preparation and servicing will be completed in early 1980. The shipping terminal is proceeding to the engineering and design phase to enable construction to proceed in 1979 in co-ordination with the site preparation.

Upon completion the Duke Point Complex will provide an estimated 1,500 permanent jobs.

Status of Project ... Under construction
Cost ... $30,000,000

1.2 Roberts Bank:

Proposed expansion of the existing Roberts Bank loading facility into the offshore estuary area. The proposed (second phase) of construction - expansion would add approximately two hundred acres to the existing facility which is used to export coal. This would include four new integrated, receiving, storing and automatic ship loading bays capable of handling coal and other bulk commodities.

Status of project ... Proposed
Cost ... $24,000,000 (1975$)

1.3 Port of Prince Rupert

As the closest major North American Port to Asian markets, the Port of Prince Rupert was considered the most logical choice to handle increased volume of grain shipments and bulk handling of a variety of commodities, as a result, major expansion of facilities is being carried out. Total capital expenditure is estimated to be in the region of $400 million. Included in this amount are:

- $200 million grain facility with a storage capacity of twenty million bushels;
- $25 million general cargo terminal;
- development of Ridley Island, consisting of a grain and coal terminal which are estimated to cost $265 million.

1.4 Fairview Terminal, Prince Rupert

The roll-on roll-off facility will allow for extra wide loads. Designed with a maximum incline of fifteen (15%) percent the facility should be able to handle equipment in all tidal conditions. The 120 ton load limit on the ramp is designed to handle the heaviest of equipment which might come to the Port.

Cost ..... $ 1,500,000

1.5 Port of Vancouver

The widening of two berths at Centennial Pier is under construction. This modernization will accommodate the larger container vessels docking at the Port of Vancouver.

Cost ..... $ 700,000

1.6 Trade Complex and Convention Centre (Vancouver Harbour)

The proposed Trade and Convention Centre, a structure the size of three city blocks which would be located on Burrard Inlet, includes facilities for trade shows and conventions. Cost of the project would be in the region of $25 million. The provincial government has committed forty (40%) percent of the capital costs, the City of Vancouver has committed $5 million and the federal government is expected to commit $10 million.

It is estimated that 600 to 1,000 jobs a year for five years would be created during the construction of the Centre. Permanent employment is expected to reach six hundred.

State of Progress ... Proposed
Cost ... $25,000,000

2.0 PIPELINES

2.1 Alaska Highway Natural Gas Pipeline

The Alaska Highway Natural Gas Pipeline project will comprise some 4,786 miles of 56, 48, 42 and 36 inch pipeline in Alaska, Canada and the United States south of the 49th Parallel. Of the total length, 2,027 miles will be located in Canada with 439 miles of 56 inch mainline crossing north-eastern British Columbia and 105 miles of 36 inch traversing the south-eastern part of the Province.

Based on a January 1st, 1983, first gas flow, the project is estimated to cost $10.744 billion in total - $6.419 billion for the United States' portion and $4.325 billion for the Canadian section. The capital cost of the system in northern

2.1 Alaska Highway Natural Gas Pipeline (continued)

and southern British Columbia is estimated to be $1.301 billion and $0.083 billion respectively.

Status of Project ... Proposed
Benefit to British Columbia ... $1,383,000,000

2.2 Kitimat Crude Oil Pipeline

The proposed Kitimat crude oil pipeline system will comprise a 30 inch, 756 mile line from Kitimat on the north coast of British Columbia to Edmonton, Alberta, where it will interconnect with the pipeline system of the Interprovincial Pipeline Limited. In addition to the Pipeline, the project will require a tanker off-loading terminal and about five million barrels of crude oil storage (tankage) at Kitimat. The capital cost of the project will very depending on through-put. Based on a capacity of between 450,000 and 500,000 barrels per day, the capital cost is estimated to be about 850 million dollars.

Status of Project ... Proposed
Cost ... $850,000,000

3.0 COAL DEVELOPMENT

3.1 With the lifting of the moratorium on the issuance of new coal licences in British Columbia, it is anticipated that the number of exploration projects would increase during 1978-1979 as a result. However, production of mines is largely dependent on securing markets. A number of companies are actively engaged in diversifying their traditional market areas to include those of the third-world countries.

The following is a brief summary of some of these activities:

3.0 COAL DEVELOPMENT
(continued)

- In the southern area of the Province, Crows Nest Resources Ltd. has fully finished the feasibility studies for their project and are anxious to proceed with the development of their mine upon securing markets.

- The Hosmer-Wheeler project has completed the necessary studies and, as with Line Creek, will be developed when markets are available.

- The Elco Mining Company continue to work on their project with a goal to developing the mine in the early 1980's.

- In the north east coal fields, British Petroleum is actively working towards the goal of a June, 1979, decision date for Phase I of their Sukunka mine property.

- Denison Mines continue to pursue coal markets for their Quintette coal and are carrying out exploration work on both their Saxon and their Belcourt properties.

- Teck Corporation, the owners of the Bullmoose property, are also endeavouring to find markets that will enable them to bring this project on stream.

4.0 HIGHWAYS

4.1 Coquihalla Highway

A major new four lane highway, extending for 112 kilometers between Hope and Merritt, is being built.

Total capital expenditure is estimated to be $250 million (accounting for inflation). Several hundred jobs will be created during the construction period which is expected to take up to eight years.

4.1 Coquihalla Highway
(continued)

The new highway will relieve the heavy traffic growth on both the Fraser and Trans Canada Highways, and will provide a shorter (approximately 64.3 kilometers) and more direct route from the coast to the interior of British Columbia. It will become a great tourist route as the tourist industry expands along its path. Secondary and light industry is also expected to develop.

State of Progress... First contract awarded
Cost ... $250,000,000

5.0 GENERAL

5.1 University of British Columbia

The University of British Columbia is planning for three major construction projects which will include a new building to house the Department of Psychology, a new School of Home Economics and a fourth floor addition to its Acute Care Hospital now under construction.

Status of Project ... Proposed
Cost ... $19,500,000

5.2 Vancouver International Airport

Improvements to the terminal building are being made; construction on the north section has already begun.

Status of Project ... Under construction
Cost ... $32,400,000

5.3 Justice Complex

Construction has begun on this project.

Cost ... $20,000,000

5.4 Phase Two of the False Creek Development and several projects on Granville Island

Status of Projects ... Under construction
Costs: N/A

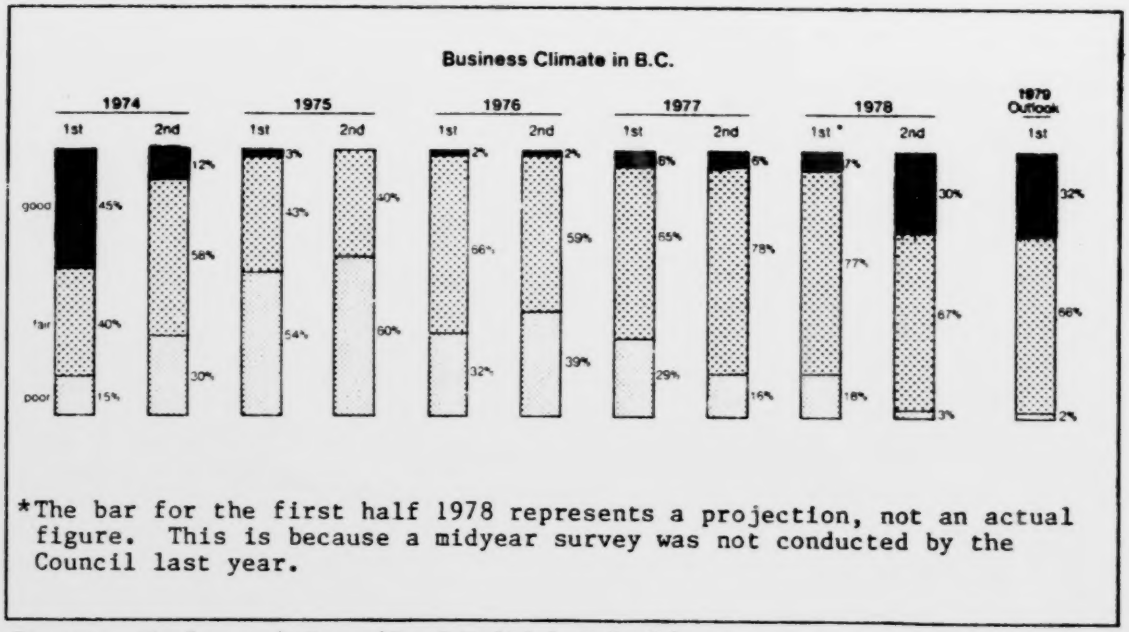
SECTION EIGHT
BUSINESS TRENDS
SURVEY - 1979

BUSINESS TRENDS SURVEY - 1979

Results of a recent survey of business trends, conducted by the Employers' Council of British Columbia, confirm much of the data contained in this report. The Employers' Council is an independent association engaged in industrial relations and economic research. Survey results indicate that:

"The general business climate in British Columbia showed remarkable improvement in the second half of 1978 from the second half of the previous year according to our recent survey. Nearly all respondents (97%) reported conditions in the last half of 1978 as good or fair, compared with 84% who reported a good or fair business climate for that same period in 1977. Of special note is the increase in the proportion of respondents who experienced good conditions - 30% in 1978, up from 6% in 1977.

As illustrated in the chart below, the outlook for the first half of 1979 in British Columbia is particularly positive, with 32% expecting the business climate to be good, and another 66% anticipating conditions to be fair. This is especially encouraging in view of the good performance of the past six months. This, too, marks a significant change over last year's outlook, when only 7% expected the 1978 business climate to be good."



*The bar for the first half 1978 represents a projection, not an actual figure. This is because a midyear survey was not conducted by the Council last year.

Source: Employers' Council of British Columbia.

As a result of these positive conditions the Employers' Council report that:

> *"..... Considerably more new capital expansion expenditure is expected during 1979. Ninety (90%) percent of respondents intend in 1979 either to maintain or increase their level of new capital investment, up from eighty-four (84%) percent last year.*
>
> *Expenditure intentions for machinery and equipment in British Columbia have increased in all sectors over last year, with the result that intentions for increased investment are almost twice what they were a year ago."*

The following tables have been extracted from the Employers' Council's Business Trends Survey - 1979. Information was collected from a cross-section of the British Columbia business community and represents one hundred and seventy (170) respondents.

(All firms are given weights according to their employment and their industry's investment in order to reflect the firm's proportionate effect on British Columbia's economy. All investment intentions are tabulated according to these weights.

Industrial classifications were categorized according to Statistics Canada's Industrial Classification Manual).

Number of Respondents: 170

All figures are percentages of total response to that question unless otherwise stated.

(1) BUSINESS CLIMATE

How would you rate the business climate in the period July-December 1978?

		B.C.			CANADA	
		good	fair	poor	good	fair	poor
IN GENERAL	Primary	37	63	0	11	89	0
	Secondary	21	73	6	6	90	4
	Service	32	65	3	8	84	8
	TOTAL	**30**	**67**	**3**	**8**	**87**	**5**
IN YOUR INDUSTRY	Primary	68	29	3	62	35	3
	Secondary	40	50	10	27	60	13
	Service	51	38	11	32	51	17
	TOTAL	**51**	**40**	**9**	**37**	**50**	**13**

Compared with the past six months, are you more or less optimistic about the next six months in regard to the business climate?

		B.C.			CANADA		
		more	same	less	more	same	less
IN GENERAL	Primary	13	66	21	12	69	19
	Secondary	19	72	9	18	64	18
	Service	31	63	6	16	65	19
	TOTAL	**23**	**66**	**11**	**16**	**66**	**18**
IN YOUR INDUSTRY	Primary	32	52	16	31	58	11
	Secondary	31	52	17	26	50	24
	Service	42	44	14	23	57	20
	TOTAL	**36**	**49**	**15**	**26**	**55**	**19**

(2) CAPITAL EXPENDITURE INTENTIONS (weighted)*

Do you expect your company to undertake more or less new capital expenditures in the next twelve months, compared to the previous twelve months, on:

		B.C.			CANADA		
		more	same	less	more	same	less
NEW CONSTRUCTION	Primary	17	69	14	4	88	8
	Secondary	38	42	20	47	28	25
	Service	52	43	5	23	58	19
	TOTAL	**35**	**55**	**10**	**13**	**74**	**13**
NEW MACHINERY AND EQUIPMENT	Primary	27	69	4	0	97	3
	Secondary	56	30	14	60	22	18
	Service	72	26	2	18	77	5
	TOTAL	**51**	**45**	**4**	**16**	**78**	**6**

(3) EXPANSION EXPENDITURE INTENTIONS (weighted)*

Do you expect your company to undertake more or less expansion expenditures at existing locations in the next twelve months, compared to the previous twelve months, on:

		B.C.			CANADA		
		more	same	less	more	same	less
NEW CONSTRUCTION	Primary	20	61	19	20	63	17
	Secondary	41	50	9	45	38	17
	Service	50	37	13	12	72	16
	TOTAL	**36**	**48**	**16**	**17**	**66**	**17**
NEW MACHINERY AND EQUIPMENT	Primary	49	46	5	39	46	15
	Secondary	55	40	5	60	29	11
	Service	73	23	4	11	77	12
	TOTAL	**60**	**35**	**5**	**35**	**51**	**14**

(4) REPAIR AND MODERNIZATION EXPENDITURE INTENTIONS (weighted)*

Do you expect your company to undertake more or less repair and modernization expenditure in the next twelve months, compared to the previous twelve months, on:

		B.C.			CANADA		
		more	same	less	more	same	less
NEW CONSTRUCTION	Primary	50	25	25	23	57	20
	Secondary	35	47	18	44	36	20
	Service	53	42	5	2	88	10
	TOTAL	**50**	**34**	**16**	**17**	**66**	**17**
NEW MACHINERY AND EQUIPMENT	Primary	62	36	2	25	74	1
	Secondary	46	36	18	52	31	17
	Service	43	56	1	3	95	2
	TOTAL	**55**	**42**	**3**	**24**	**73**	**3**

Source: Employers' Council of British Columbia.

WEIGHTING FORMULA

The weighting formula for survey questions 2, 3 and 4 on capital investment is based on two criteria:

(a) Number of employees in the firm as a percentage of total employees in the industry, and

(b) The amount of capital investment in the industry as a percentage of total industry investment in British Columbia.

$$\text{WEIGHTING FACTOR} = \frac{\text{Total Employees in the Firm}}{\text{Total Employees in the Industry}} \times \frac{\text{Capital Investment in the Industry}}{\text{Total Investment in British Columbia}}$$

All data except that for "total employees in the firm" was extracted from Statistics Canada regular publications. Total industry employees was taken from "Employment Earnings and Hours" (#72-002). The capital investment ratio was taken from "Private and Public Investment in Canada" (#61-205).

Since capital investment can be cyclical in many sectors, all capital investment figures were averaged over a five-year period.

APPENDIXES

FEDERAL/PROVINCIAL AGREEMENTS PROVIDING FINANCIAL ASSISTANCE

Industrial Development Subsidiary Agreement:

Signed in July of 1977, this Agreement makes available a total of $110 million over five years through activities in four general program areas.

The objectives are: the stabilization of the economy by assisting and developing secondary industry; a more equitable distribution throughout the Province of the benefits of such industries; and reducing the cyclical nature of a primary resource and export-dependent economy. The target area for assistance for all joint programs includes all of the Province except for the Lower Mainland and Southern Vancouver Island.

OVERVIEW:

During the period ending December 31, 1978, project commitments under the Agreement were calculated as follows:

PROGRAM	Number of Projects	Total Dollar Commitment
Research	17	$ 225,036
Commissions	13	$ 662,067
Infrastructure	6	$16,242,712
ASEP (1)	165	$ 2,961,541
LILA (2)	41	$ 4,291,000
RDIA (3)	21	$ 3,738,753.

(1) Assistance to Small Enterprise Program
(2) Low Interest Loan Assistance
(3) Regional Development Incentives Act.

Travel Industry Development Subsidiary Agreement:

The Canada - British Columbia Travel Industry Development Subsidiary Agreement, a $50 million five-year program, will give a valuable boost to the development of the travel industry in British Columbia.

All of British Columbia, except southern Vancouver Island and the Lower Mainland, will be eligible for assistance.

This Agreement will focus attention on the development of facilities needed to stimulate travel in British Columbia by both residents and non-residents. Emphasis will also be placed on reducing seasonality, and identifying and developing prime destination areas.

This Agreement, cost-shared equally by the two governments, incorporates five main programs:

- planning, to identify gaps and future directions;
- industry consultation and organization to encourage full participation by the people in the tourist business;
- incentives to encourage upgrading of tourist facilities by means of low interest and forgivable loans;
- support for tourist attractions which will encourage visitors to stay longer in destination areas; and
- development of the ski industry at major locations, including consideration of year-round multi-recreational tourism complexes of an international calibre.

Further details on these two programs may be obtained from the Ministry of Economic Development.

BRITISH COLUMBIA INCORPORATIONS
(for the last six months of 1978)

These are new companies incorporated under the Companies Act of British Columbia.

Month	Number of Incorporations
July	1,126
August	1,247
September	1,177
October	1,268
November	1,426
December	1,208
	7,452
First six months 1978 total	7,763
Total 1978:	15,215

EXTRA-PROVINCIAL CORPORATIONS REGISTERED IN BRITISH COLUMBIA
(not incorporated in British Columbia)

These are companies which have come into the Province but are incorporated outside of British Columbia.

Month	Number of Extra-Provincial Incorporations
July	70
August	81
September	81
October	93
November	111
December	129
	565
First six months 1978 total	510
Total 1978:	1,075

Province of British Columbia
Ministry of Economic Development